

Application ref: 2020/1009/L
Contact: Elizabeth Martin
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Date: 8 April 2020

Development Management
Regeneration and Planning
London Borough of Camden
Town Hall
Judd Street
London
WC1H 9JE

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Montagu Evans
5
Bolton Street
London
W1J 8BA

Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Listed Building Consent Granted

Address:

The Honourable Society Of Lincoln's Inn Treasury Office
Lincoln's Inn Fields
London
WC2A 3TL

Proposal:

Replacement of the roof and a PVC rainwater gutter and hopper of the Great Hall.
Drawing Nos: Great Hall Library - Proposed Roof Plan
Great Hall Library - Existing Roof Plan
Great Hall Library - Location Plan

The Council has considered your application and decided to grant Listed Building Consent subject to the following condition(s):

Conditions And Reasons:

- 1 The works hereby permitted shall be begun not later than the end of three years from the date of this consent.

Reason: In order to comply with the provisions of Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

- 2 The development hereby permitted shall be carried out in accordance with the

following approved plans: Great Hall Library - Proposed Roof Plan,
Great Hall Library - Existing Roof Plan,
Great Hall Library - Location Plan.

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy D2 of the Camden Local Plan 2017.

- 3 All new work and work of making good shall be carried out to match the existing adjacent work as closely as possible in materials and detailed execution.

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy D2 of the Camden Local Plan 2017.

- 4 All new materials will be made available to view on site by the LPA if requested.

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy D2 of the Camden Local Plan 2017.

- 5 Prior to its removal, a detailed record, including photographs, shall be made of the 19th century horse hair roof insulation and a sample area removed for scientific analysis and dating by a suitably qualified specialist contractor, and the Council formally notified. The final recording and interpretation report shall subsequently be submitted to the Council, in consultation with Historic England, and to the Greater London Historic Environment Record.

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy D2 of the Camden Local Plan 2017.

Informative(s):

- 1 You are advised that any works of alterations or upgrading not included on the approved drawings which are required to satisfy Building Regulations or Fire Certification may require a further application for listed building consent.
- 2 Noise from demolition and construction works is subject to control under the Control of Pollution Act 1974. You must carry out any building works that can be heard at the boundary of the site only between 08.00 and 18.00 hours Monday to Friday and 08.00 to 13.00 on Saturday and not at all on Sundays and Public Holidays. You are advised to consult the Council's Noise and Licensing Enforcement Team, Camden Town Hall, Judd St, Kings Cross, London NW1 2QS (Tel. No. 020 7974 4444 or search for 'environmental health' on the Camden website or seek prior approval under Section 61 of the Act if you anticipate any difficulty in carrying out construction other than within the hours stated above.
- 3 This approval does not authorise the use of the public highway. Any requirement to use the public highway, such as for hoardings, temporary road

closures and suspension of parking bays, will be subject to approval of relevant licence from the Council's Streetworks Authorisations & Compliance Team London Borough of Camden 5 Pancras Square c/o Town Hall, Judd Street London WC1H 9JE (Tel. No 020 7974 4444) . Licences and authorisations need to be sought in advance of proposed works. Where development is subject to a Construction Management Plan (through a requirement in a S106 agreement), no licence or authorisation will be granted until the Construction Management Plan is approved by the Council.

- 4 All works should be conducted in accordance with the Camden Minimum Requirements - a copy is available on the Council's website at <https://beta.camden.gov.uk/documents/20142/1269042/Camden+Minimum+Requirements+%281%29.pdf/bb2cd0a2-88b1-aa6d-61f9-525ca0f71319> or contact the Council's Noise and Licensing Enforcement Team, 5 Pancras Square c/o Town Hall, Judd Street London WC1H 9JE (Tel. No. 020 7974 4444)

Noise from demolition and construction works is subject to control under the Control of Pollution Act 1974. You must carry out any building works that can be heard at the boundary of the site only between 08.00 and 18.00 hours Monday to Friday and 08.00 to 13.00 on Saturday and not at all on Sundays and Public Holidays. You must secure the approval of the Council's Noise and Licensing Enforcement Team prior to undertaking such activities outside these hours.

- 5 Reason for granting listed building consent: The Honourable Society of Lincoln's Inn is one of the four Inns of Court in London and contains a mixture of Grade I, Grade II* and Grade II listed buildings. The proposed works relate to the Grade II* listed New Hall, a red brick former banqueting hall with offices dating from 1843-5 and situated in the Bloomsbury Conservation Area. The application seeks to replace a PVCu rainwater pipe and hopper with a black lead replacement. It also seeks to carry out repairs to the roof following an assessment of nail sickness, which is resulting in leaks, damage to the building below and artworks contained within the building. The proposed works take a heritage-led approach and will not harm the special interest of the Grade II* listed building.

The application has been advertised in the press and by means of a site notice, whereby there were no consultation responses. Historic England responded to the consultation authorising us to determine the application as we see fit, subject to a condition covering the recording of the existing horsehair within the roof. This condition has been added to the decision notice. The letter has been stamped by the NPCU. The site's planning history has been taken into account in making this decision.

Special attention has been paid to the desirability of preserving the special interest of the listed building, under s.16 of the Listed Buildings and Conservation Areas Act 1990 as amended by the Enterprise and Regulatory Reform Act (ERR) 2013

As such, the proposal is in general accordance with policy D2 of the Camden Local Plan 2017. The proposed development also accords with the London


Plan 2016 and the NPPF.

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraph 38 of the National Planning Policy Framework 2019.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully

A handwritten signature in black ink, appearing to read 'DPope', is written over a light grey rectangular background.

Daniel Pope
Chief Planning Officer