

Application ref: 2017/2717/P
Contact: Nora-Andreea Constantinescu
Tel: 020 7974 5758
Email: Nora-
Andreea.Constantinescu@camden.gov.uk

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

Phone: 020 7974 4444

planning@camden.gov.uk
www.camden.gov.uk/planning

Mr Jake Williams
Unit 15 Burmarsh Workshops
71 Marsden Street
London
NW5 3JA

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990

Certificate of Lawfulness (Existing) Granted

The Council hereby certifies that on the 13 June 2017 the use described in the First Schedule below in respect of the land specified in the Second Schedule below, was lawful within the meaning of Section 191 of the Town and Country Planning Act 1990 as amended.

First Schedule: Installation of 2no. extractor fans XPELAIR WX12, size of 434x434mm, noise level 48/54 db(A) at 3m distance, electrical power rating 85 W, to building (sui generis).

Drawing Nos: Site location plan; Plan of unit - Existing front; Plan of unit - Existing back; Plan of unit - Proposed front; Plan of unit - Proposed rear; Plan of unit - Proposed; Extractor details and planning statement; Justification of works.

Second Schedule:

Unit 15 Burmarsh Workshops
Marsden Street
London
NW5 3JA

Reason for the Decision:

- 1 The works are not considered to fall within the "meaning of development" requiring planning permission as defined by the Town and Country Planning Act 1990.

Informative(s):

- 1 You are advised that this certificate is issued only in relation to the no. 2 extractor fans type XPELAIR WX12, size of 434x434mm, facing Saint Silas Church, noise level 48/54 db(A) at 3m distance, electrical power rating 85 W. If any of the extractors would be replaced with an alternative extractor fan, it is likely that planning permission would be required.

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



Daniel Pope
Director of Economy, Regeneration and Investment

Notes

1. This certificate is issued solely for the purpose of Section 191 of the Town and Country Planning Act 1990 (as amended).
2. It certifies that the use*/operations*/matter* specified in the First Schedule taking place on the land described in the Second Schedule was*/would have been* lawful on the specified date and thus, was not*/would not have been* liable to enforcement action under Section 172 of the 1990 Act on that date.
3. This Certificate applies only to the extent of the use*/operations*/matter* described in the First Schedule and to the land specified in the Second Schedule and identified on the attached plan. Any use*/operations*/matter* which is materially different from that described or which relates to other land may render the owner or occupier liable to enforcement action.
4. The effect of the Certificate is also qualified by the provision in Section 192(4) of the 1990 Act, as amended, which states that the lawfulness of a described use or operation is only conclusively presumed where there has been no material change, before the use is instituted or the operations begun, in any of the matters relevant to determining such lawfulness.