

Application ref: 2020/5477/L
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Date: 22 January 2021

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Magenta Planning Limited
Magenta Planning Ltd
6 Rowben Close
Totteridge
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N20 8QR

Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Approval of Details (Listed Building) Granted

Address:
76 Albert Street
London
NW1 7NR

Proposal:

Details of service runs required by condition 4 of permission 2019/1708/L dated 20/08/2020 (Internal and external alterations associated with change of use from HMO (Class C4) to three self-contained residential units (Class C3) including erection of side/rear infill extensions at lower and upper ground floor level, works to front boundary and excavation of rear garden).

Drawing Nos:

SE1581.01PC4 A, SE1581.02PC4 A, SE1581.03PC4 A, SE1581.04PC4 ,
SE1581.05PC4, SE1581.06PC4, SE1581.07PC4, SE1581.08PC4, SE1581.09PC4,
SE1581.10PC4, SE1581.11PC4, SE1581.12PC4, SE1581.13PC4, SE1581.14PC4

The Council has considered your application and decided to grant Approval of Details (Listed Building).

Informative(s):

- 1 Condition 4 requires full details of all service runs, including plumbing, heating and lighting to be submitted and approved.

The plans initially submitted included down-lighters throughout the building which were not considered appropriate given its historic significance. The applicant has since submitted amended plans to remove the proposed lights from sensitive areas of the building. The Council's Conservation Officer has reviewed the submitted plans and is satisfied the proposed details would safeguard the special architectural and historic interest of the building. Condition 4 can therefore be discharged.

No comments or objections were received prior to making this decision. As such, the details are in general accordance with policy D2 of the Camden Local Plan 2017.

- 2 You are advised that all conditions relating to listed building consent 2019/1708/L dated 20/08/2020 which need details to be submitted, have been approved.

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 positioned above the printed name and title of the signatory.

Daniel Pope
Chief Planning Officer