

Application ref: 2020/5153/P
Contact: Sofie Fieldsend
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Date: 8 April 2021

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

Iceni Projects
Da Vinci House
44 Saffron Hill
London
EC1

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Full Planning Permission Granted

Address:

19 Denmark Street and 15 Denmark Place
London
WC2H 8NA

Proposal: Erection of two roof extensions in connection with existing office (class E).
Replacement of front windows

Drawing Nos: 1410B_00_000 Rev.C; 1410B_00_104 Rev.C; 1410B_00_105 Rev.C;
1410B_00_160 Rev.C; 1410B_00_161 Rev.C; 1410B_00_204 Rev.C; 1410B_00_205
Rev.C; 1410B_00_230 Rev.C; 1410B_00_231 Rev.C; 1410B_00_232 Rev.C;
1410B_00_233 Rev.C; 1410B_00_234 Rev.C; 1410B_00_235 Rev.C; 1410B_00_240
Rev.C; 1410B_00_260 Rev.C; 1410B_00_261 Rev.C; 1410B_00_300 Rev.C and
Daylight and Sunlight Report by Avison Young dated Aug 2020.

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

Condition(s) and Reason(s):

- 1 The development hereby permitted must be begun not later than the end of three years from the date of this permission.

Reason: In order to comply with the provisions of Section 91 of the Town and Country Planning Act 1990 (as amended).

- 2 All new external work shall be carried out in materials that resemble, as closely as possible, in colour and texture those of the existing building, unless otherwise specified in the approved application.

Reason: To safeguard the appearance of the premises and the character of the immediate area in accordance with the requirements of policies D1 and D2 of the London Borough of Camden Local Plan 2017.

- 3 The development hereby permitted shall be carried out in accordance with the following approved plans:

1410B_00_000 Rev.C; 1410B_00_104 Rev.C; 1410B_00_105 Rev.C;
1410B_00_160 Rev.C; 1410B_00_161 Rev.C; 1410B_00_204 Rev.C;
1410B_00_205 Rev.C; 1410B_00_230 Rev.C; 1410B_00_231 Rev.C;
1410B_00_232 Rev.C; 1410B_00_233 Rev.C; 1410B_00_234 Rev.C;
1410B_00_235 Rev.C; 1410B_00_240 Rev.C; 1410B_00_260 Rev.C;
1410B_00_261 Rev.C; 1410B_00_300 Rev.C and Daylight and Sunlight
Report by Avison Young dated Aug 2020.

Reason: For the avoidance of doubt and in the interest of proper planning.

- 4 Before the relevant part of the work is begun, detailed drawings, or samples of materials as appropriate of all facing materials shall be submitted to and approved in writing by the local planning authority:

Reason: To safeguard the appearance of the premises and the character of the immediate area in accordance with the requirements of policies D1 and D2 of the London Borough of Camden Local Plan 2017.

- 5 Prior to occupation the proposed side windows facing No.20 Denmark Street shall be obscured and shall be permanently retained thereafter.

Reason: In order to prevent unreasonable overlooking of neighbouring premises in accordance with the requirements of policies A1 and D1 of the London Borough of Camden Local Plan 2017.

Informative(s):

- 1 Your proposals may be subject to control under the Building Regulations and/or the London Buildings Acts that cover aspects including fire and emergency escape, access and facilities for people with disabilities and sound insulation between dwellings. You are advised to consult the Council's Building Control Service, Camden Town Hall, Judd St, Kings Cross, London NW1 2QS (tel: 020-7974 6941).
- 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.

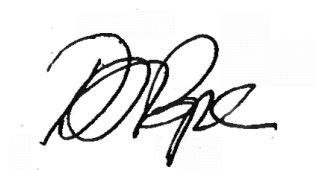
- 3 This proposal may be liable for the Mayor of London's Community Infrastructure Levy (CIL) and the Camden CIL. Both CILs are collected by Camden Council after a liable scheme has started, and could be subject to surcharges for failure to assume liability or submit a commencement notice PRIOR to commencement. We issue formal CIL liability notices setting out how much you may have to pay once a liable party has been established. CIL payments will be subject to indexation in line with construction costs index. You can visit our planning website at www.camden.gov.uk/cil for more information, including guidance on your liability, charges, how to pay and who to contact for more advice.

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