

Application ref: 2021/1846/L
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Date: 21 June 2021

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Pearson Planning Chartered Surveyor
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Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Listed Building Consent Granted

Address:

356-364 Willings House
Gray's Inn Road
London
WC1X 8BH

Proposal:

Install Communications Cabling within Lightwell and Basement
Drawing Nos: Site Location Plan; Plan 2 Rev 071020; Plan 3 Rev 071020; Plan 4 Rev 071020; Plan 5 Rev 071020; Plan 6 Rev 071020; Heritage, Design & Access Statement 16 April 2021.

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:

Site Location Plan; Plan 2 Rev 071020; Plan 3 Rev 071020; Plan 4 Rev 071020; Plan 5 Rev 071020; Plan 6 Rev 071020; Heritage, Design & Access Statement 16 April 2021.

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.

Informative(s):

- 1 Reasons for granting permission:

Willing House was designed in 1909 by Alfred Hart and Leslie Waterhouse as offices for Messrs Willing Advertising; it is grade II listed and located within the Kings Cross Conservation Area. The significance is derived from its architectural, historic interest and artistic interest. The latter stems from the carvings by William Aumonier.

The proposal involves bringing communications cabling into the basement of the building. The works are required to connect the Server of the occupier (Heatherwick Studio Ltd) to the fibre network below the public highway. The nature of works is very minimal, with the cabling following existing external trunking; the proposals will preserve the significance of the listed building.

No objections have been received. The site's planning history has been taken into account when making this decision

Special regard has been attached to the desirability of preserving the listed building and its features of special architectural or historic interest, under s.16 of the Planning (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 policies D1 and D2 of the Camden Local Plan 2017. The proposed development also accords with the London Plan 2016 and the National Planning Policy Framework.

- 2 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.

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