

Application ref: 2021/2073/L
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Norton Ellis Architects Ltd
Greenside House
50 Station Road
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Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Listed Building Consent Granted

Address:

**Flat A 9 Acton Street
London
WC1X 9LX**

Proposal:

Erection of glazed single storey rear extension at ground level with new stair for access into the garden, following demolition of existing glazed canopy with glazed side walls and removal of existing stair.

Drawing Nos:

310-000 Site Location Plan - OS Map; 310-004 Existing Plans - Glass Conservatory; 310-400 Glazed Sliding Door; 310-401 Sliding Door Details_ Plan; 310-402 Sliding Door Details_Threshold; 310-403 Sliding Door Details_ Eaves & Wall Junction; 310-005 Existing Rear Elevation, Section AA & Side Elevations - Glass Conservatory; 310-105 Proposed Rear Elevation, Section AA & Side Elevations - Glass Conservatory; Design & Access Statement.

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:

310-000 Site Location Plan - OS Map; 310-004 Existing Plans - Glass Conservatory; 310-400 Glazed Sliding Door; 310-401 Sliding Door Details_Plan; 310-402 Sliding Door Details_Threshold; 310-403 Sliding Door Details_Eaves & Wall Junction; 310-005 Existing Rear Elevation, Section AA & Side Elevations - Glass Conservatory; 310-105 Proposed Rear Elevation, Section AA & Side Elevations - Glass Conservatory; Design & Access Statement

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 listed building consent (delegated):

No 9 Acton Street is one of a terrace of 4 houses built around 1830, listed Grade II. No.9 comprised 4 storeys plus a basement. Together with Nos.7 and 11, the property was subdivided into flats in 1983 prior to listing. Flat A comprises the lower ground and ground floor levels.

Listed building consent is sought for the replacement of the existing dilapidated glazed terrace with a new glass conservatory.

The proposal is considered not to further harm the significance of the building and no amenity impacts are considered to arise from the proposal.

The application has been advertised in the press and by means of a site notice. The Bloomsbury CAAC was consulted but no objections were 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 policy D2 of the Camden Local Plan 2017. The proposed development also accords with the London Plan 2021 and the National Planning Policy Framework 2021.

- 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 2021.

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