

Application ref: 2021/4341/L  
Contact: Laura Dorbeck  
Tel: 020 7974 1017  
Email: [Laura.Dorbeck@camden.gov.uk](mailto:Laura.Dorbeck@camden.gov.uk)  
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**Development Management**  
Regeneration and Planning  
London Borough of Camden  
Town Hall  
Judd Street  
London  
WC1H 9JE

Phone: 020 7974 4444

[planning@camden.gov.uk](mailto:planning@camden.gov.uk)

[www.camden.gov.uk/planning](http://www.camden.gov.uk/planning)

Mackay and Partners  
50 Farringdon Road  
London  
EC1M 3HE  
United Kingdom

Dear Sir/Madam

## **DECISION**

Planning (Listed Building and Conservation Areas) Act 1990

### **Listed Building Consent Granted**

Address:

**The White House**  
**Albany Street**  
**London**  
**NW1 3UP**

Proposal:

Erection of a freestanding canopy and awning

Drawing Nos: 612.21\_EX\_100, 612.17\_EX\_01XX\_100, 612.17\_PL\_300,  
612.17\_PL\_350, 612.17\_PL\_351, Design & Access Statement rev A - September  
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: 612.21\_EX\_100, 612.17\_EX\_01XX\_100,

612.17\_PL\_300, 612.17\_PL\_350, 612.17\_PL\_351.

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

Permission is sought for the installation of a canopy / awning structure to part of the western elevation fronting Albany Street to provide cover to the existing terrace. It is noted that a fixed stretch canopy was previously erected in this location, although it was installed without consent and therefore does not form a consideration in the determination of the current proposals.

The canopy would measure 8.2m wide, a maximum of 5.5m deep and a maximum height of 3.6m, decreasing to 2.8m on the boundary. It would be installed next to the modern plant room structure and cover the area between the plant room and the boundary wall. The canopy would be a freestanding timber structure with retractable fabric blinds. The remainder of the space would be covered by freestanding umbrellas which do not require planning permission or listed building consent.

The proposed canopy would be a simple design, and relatively small in size which would retain a large area of the open courtyard uncovered. It would not be fixed to the original building so would not result in a harmful loss of historic fabric and would retain a sense of openness in this location. The other open areas to the other elevations of the building have been encroached upon over the years with infill building, and the applicant has worked with officers at pre-application stage to ensure that the canopy will appear lightweight and retain the existing open character in this location.

The Council's Conservation Officer has assessed the proposals and does not object to the proposed development. As such, the proposed development is considered acceptable, and would preserve the character and appearance and architectural significance of the host listed building.

No responses were received prior to determination.

The site's planning history has been taken into account prior to making this decision and 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 proposed development 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 positioned above the typed name and title.

Daniel Pope  
Chief Planning Officer