

Application ref: 2021/5162/L
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Gerald Eve LLP
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Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Approval of Details (Listed Building) Granted

Address:

Space House
1 Kemble Street and 43-59 Kingsway
London
WC2B 6TE

Proposal:

Details and sample of UKPN wall treatment required by condition 3 (part I) of listed building consent 2021/1106/L granted 30/09/2021 which amended 2019/2790/L granted 29/11/2019 for the 'removal of existing roof plant equipment at 1 Kemble Street and erection of a single storey facsimile floor plus one setback floor; removal of roof plant from 43-59 Kingsway and erection of a single storey set-back extension; and associated works' (summary).

Drawing Nos: Cover letter dated 21 October 2021 and document 'Conditions 3LBC I' ref 18077 rev A dated 20/09/2021.

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

Informative(s):

1 Reasons for granting approval

Condition 3 (part I) required detailed drawings and a sample of the wall treatment to the UKPN substation. A new steel louvred system is proposed with a PPC RAL 7042 (grey) colour finish. Top panels would be fixed at a high level

with two single swing doors and two tripple doors. The existing brick facade to the north and west facades will be retained and made good and new brickwork will match the existing brickwork.

The details have been reviewed by the Council's Conservation Officer who confirms they are sufficient to discharge condition 3 (part I). The proposals would safeguard the special architectural and historic interest of the building and would preserve the appearance of the building.

No objections were received prior to determination and the Bloomsbury CAAC confirmed they have no comment. The full impact of the proposed development has already been assessed. The proposed details would not have a harmful impact on the appearance or significance of the host building.

As such, the details are in general accordance with the requirements of policy D2 of the London Borough of Camden Local Plan 2017.

- 2 You are reminded that condition 3 (parts E, F, G, J, M, N, O, P, and Q) of listed building consent granted on 29/11/2019 (reference 2019/2790/L) are outstanding and require details to be submitted and approved.

Details have been submitted for parts A, B, D, H, and I and are currently under consideration.

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



Daniel Pope
Chief Planning Officer