

Application ref: 2021/4990/L
Contact: Kate Henry
Tel: 020 7974 3794
Email: Kate.Henry@camden.gov.uk
Date: 2 September 2022

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

SM Planning
80-83 Long Lane
London
EC1A 9ET

Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Listed Building Consent Granted

Address:

**5 The Grove
London
N6 6JU**

Proposal:

Alterations to terrace and railings on main dwelling

Drawing Nos: 44/2022/PL 0001; 44/2022/PL 0002; 44/2022/PL 0003; 44/2022/PL 0004; 44/2022/PL 0005; 44/2022/PL 0006; 44/2022/PL 0007; 44/2022/PL 0008; 44/2022/PL 0009; 44/2022/PL 0010; 44/2022/PL 0011; 44/2022/PL 0012; 44/2022/PL 0013; 44/2022/PL 1002; 44/2022/PL 1003; 44/2022/PL 1004; 44/2022/PL 1005; 44/2022/PL 1006; 44/2022/PL 1007; 44/2022/PL 1008; 44/2022/PL 1009; 44/2022/PL 1010; 44/2022/PL 1011; 44/2022/PL 1012; 44/2022/PL 1013; 44/2022/PL 2001; 44/2022/PL 2002; 44/2022/PL 2003; 44/2022/PL 2004; 44/2022/PL 2005; 44/2022/PL 2006; 44/2022/PL 2007; 44/2022/PL 2008; 44/2022/PL 2009; 44/2022/PL 2010; 44/2022/PL 2011; 44/2022/PL 2012; 44/2022/PL 2013; 44/2022/PL 2014; 44/2022/PL 3001; 44/2022/PL 3002; 44/2022/PL 3003; 381-L-P-100 Rev P01; 381-L-P-101 Rev P01; 381-L-P-102 Rev P01; 381-L-S-201 Rev P01; 381-L-S-202 Rev P01; 381-L-P-305 Rev P01; Cover letter, dated 20/08/2021; General Scope of Works; Summer House, dated 19/08/2021; Heritage Appraisal, dated August 2021; Arboricultural Impact Assessment, dated 20/08/2021; Landscape Design Statement 381-L-X-901 P01 (undated); Ground Investigation and Basement Impact Assessment J21179A Rev 1, dated August 2021; Pool Construction Structural Engineering Report Rev P2, dated September 2021; Letter from Geotechnical & Environmental Associates, dated 23/05/2022; Arboricultural Impact Assessment Report (Landmark Trees), dated 20/08/2021.

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: 44/2022/PL 0001; 44/2022/PL 0002; 44/2022/PL 0003; 44/2022/PL 0004; 44/2022/PL 0005; 44/2022/PL 0006; 44/2022/PL 0007; 44/2022/PL 0008; 44/2022/PL 0009; 44/2022/PL 0010; 44/2022/PL 0011; 44/2022/PL 0012; 44/2022/PL 0013; 44/2022/PL 1002; 44/2022/PL 1003; 44/2022/PL 1004; 44/2022/PL 1005; 44/2022/PL 1006; 44/2022/PL 1007; 44/2022/PL 1008; 44/2022/PL 1009; 44/2022/PL 1010; 44/2022/PL 1011; 44/2022/PL 1012; 44/2022/PL 1013; 44/2022/PL 2001; 44/2022/PL 2002; 44/2022/PL 2003; 44/2022/PL 2004; 44/2022/PL 2005; 44/2022/PL 2006; 44/2022/PL 2007; 44/2022/PL 2008; 44/2022/PL 2009; 44/2022/PL 2010; 44/2022/PL 2011; 44/2022/PL 2012; 44/2022/PL 2013; 44/2022/PL 2014; 44/2022/PL 3001; 44/2022/PL 3002; 44/2022/PL 3003; 381-L-P-100 Rev P01; 381-L-P-101 Rev P01; 381-L-P-102 Rev P01; 381-L-S-201 Rev P01; 381-L-S-202 Rev P01; 381-L-P-305 Rev P01; Cover letter, dated 20/08/2021; General Scope of Works; Summer House, dated 19/08/2021; Heritage Appraisal, dated August 2021; Arboricultural Impact Assessment, dated 20/08/2021; Landscape Design Statement 381-L-X-901 P01 (undated); Ground Investigation and Basement Impact Assessment J21179A Rev 1, dated August 2021; Pool Construction Structural Engineering Report Rev P2, dated September 2021; Letter from Geotechnical & Environmental Associates, dated 23/05/2022; Arboricultural Impact Assessment Report (Landmark Trees), dated 20/08/2021.

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 Detailed drawings, or samples of materials as appropriate, in respect of the following, shall be submitted to and approved in writing by the local planning authority before the relevant part of the work is begun:

a) Typical details of new railings at a scale of 1:10 with finials at 1:1, including materials, finish and method of fixing into the plinth.

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.

- 4 All new external and internal works and finishes and works of making good to the retained fabric, shall match the existing adjacent work with regard to the

methods used and to material, colour, texture and profile, unless shown otherwise on the drawings or other documentation hereby approved or required by any condition(s) attached to this consent.

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 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