

Application ref: 2022/3827/P
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Lichfields
The Minster Building
21 Mincing Lane
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Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
60-70 Shorts Garden and 14-16 Betterton Street
Holborn
London Borough of Camden
London
WC2H 9AU

Proposal: Details of conditions 4 (Detailed drawings and materials) of permission ref: 2017/2204/P dated 07.11.2018 (as amended by permission 2019/3501/P dated 13.01.20) for the 'refurbishment, extension and alteration of 60-70 Short Gardens and 14-16 Betterton Street to provide a two storey roof extensions to both properties, introduce new mezzanine areas and bring the vacant basement back into use, in order to provide a mix of B1/A1/A3/A4/D1/D2/C3 uses'

Drawing Nos: 60010 Rev P06, 60011 Rev P04, 60040 Rev P04, 60110 Rev P06, 60113 Rev P03, 60114 Rev P02, 60140 Rev P04, 60018 Rev P06, 60050 Rev P05, 60118 Rev P06, 60150 Rev P03, 60001 Rev P04, 60002 Rev P04, 60003 Rev P04, 60006 Rev P05, 60098 Rev P03, 60099 Rev P03, 60100 Rev P02, 60005 Rev P03, 60009 Rev P04, 60048 Rev P04, 60101 Rev P02, 60103 Rev P02, 60108 Rev P04, 60039 Rev P03, 60049 Rev P04, 60109 Rev P03, SHG-AWW-Material Palette document

The Council has considered your application and decided to grant permission.

Informative(s):

1 Reasons for approving details:

This application seeks to fully discharge Condition 4 (Materials and detailed drawings) of planning permission ref. 2017/2204/P (as amended under application ref. 2019/3501/P).

The submitted details meet all clauses of Condition 4. Various detailed drawings of the scheme's windows, doors, railings, facing materials etc have been provided and are considered to be of an acceptable design and quality. The Council's conservation team have reviewed the submitted information and has recommended to the Local Planning Authority, the discharge of the conditions.

No objections were received prior to making this decision. The site's planning history and relevant appeal decisions were taken into account when coming to this decision.

As such, the proposed details are in general accordance with policy D1 and D2 of the Camden Local Plan 2017.

2 You are advised that the following conditions require details to be submitted and approved in writing by the local planning authority: 13 (occupancy and use plan), 14 (A3 ventilation) & 22 (post installation noise assessment).

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