



Washbourne Greenwood Development Planning

Town Planning & Development • Property Strategy • Master Planning & Urban Design • Consultation

Ms Breda Daly
Area Team Leader
City of London Planning Department
St Alphage House
2 Fore Street
London EC2 5YD

Delivery by Courier

PLANNING & TRANSPORTATION		
PSDD	CPO	PPD
TPD	20 JUL 2007	LTP
OM		SSE
No		FP
FILE		DD

19th July 2007

Dear Ms Daly

Tower of St Mary Somerset
211 Upper Thames Street, EC4
Submission of Details to Discharge Conditions and For Information
LPA Refs: 05/00194/FULL and 05/00195/LBC

Further to our meeting at your Office on 12th July and in anticipation of the meeting with you on 19th July, we have pleasure in enclosing the following:

- Application to discharge condition 2 (a) to (h) attached to Listed Building Consent (05/00195/LBC);
- Application to discharge condition 2 (a) to (g) attached to Planning Permission (05/00194/FULL); and
- Application to discharge archaeological conditions 9 and 10 attached to planning permission (05/00194/FULL).

As you will note, we have tried to make the submission of these details as simple as possible, bearing in mind that it is now more than two years since the grant of principal planning permission and listed building consent.

Therefore, we have decided to submit in one document **[BIBLE I]** all the documents that have been approved and all the documents that you will need to discharge of condition 2 (a) to (h).

There is a separate bundle of documents to discharge condition 10 regarding the archaeological watching brief.

We have also attached to this letter a schedule summarising all the conditions and their current status.

We trust the enclosed documentation is in order? However, should you have any queries whatsoever, please do not hesitate to contact me.

Yours sincerely

Richard Greenwood

Washbourne Greenwood Development Planning

Cross Keys House, 22 Queen Street, Salisbury SP1 1EY

Tel 01722 414 100 Fax 01722 413 917

www.wgdp.co.uk

Enc: (4 x copies for registration purposes, plus 2 x personal copies for Breda Daly and Claire Brady)

1. Planning application forms to discharge condition 2 (a) to (g) and conditions (9) and (10);
2. Planning application forms to discharge conditions 2 (a) to (h);
3. Bible I
4. Schedule of conditions;
5. Schedule of approved plans;

cc: Claire Brady – Planning Officer, City of London
Client
David Craig – WSP
David Uhbi – CPM Projects Managers
David Aslam –



Listed building consent: 05/00195/LBC:

Proposal: "Internal and external alterations and erection of an extension on the north side of the building to provide an additional 190 sqm of floorspace in connection with use as a single dwellinghouse with ancillary office accommodation."

	Condition	Action
1.	"The works hereby permitted must be begun before the expiration of five years from the date of this consent."	To be noted.
2.	"Before any works thereby affected are begun details shall be submitted to and approved in writing by the Local Planning Authority showing (a to g are identical to condition 2 of the pp) but there is an additional:	
	(h) details of all interior finishes, including:	
	<ul style="list-style-type: none">• floors	See Topic Paper 5 – details submitted 19/07/07 for approval.
	<ul style="list-style-type: none">• Walls	See Topic Paper 5 – details submitted 19/07/07 for approval.
	<ul style="list-style-type: none">• doors	See Topic Paper 5 – details submitted 19/07/07 for approval.
3.	"All new external and internal works and finishes and works of making good to the retained fabric, shall <u>match the existing</u> 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."	To be noted.
4.	"The <u>stability of the structure</u> to remain must, throughout the period of demolition and reconstruction, be assured before any works of demolition begin, taking into account any rapid release of stress, weather protection, controlled shoring, strutting, stitching, reinforcement, ties	To be noted.



	or grouting as may occur to be necessary."	
5.	The works hereby approved are only those specifically indicated on the drawing(s) referred to below.	To be notes – list correct see Informative 1 of LBC and 12 of pp.

APPLICATION FORM TP 2

APPROVAL OF DETAILS APPLICATION

pursuant to ~~planning permission~~
listed building consentPLEASE READ NOTES OVERLEAF AND COMPLETE IN
BLOCK LETTERS.

Application No.

Date Registered

1A. Name and Address of Applicant ST MARY SOMERSET LTD c/o AGENT Tel No.	1B. Name and Address of Agent WGDP LANTERN HOUSE 2B MOROCCO ST, LONDON SE1 3HB Name of Contact RICHARD GREENWOOD Tel No. 0207 403 7541
2. Address of Application Site TOWER OF ST MARY SOMERSET, 211 UPPER THAMES ST LONDON EC4	

3a. Type of Application. Please tick one or more boxes	
<input checked="" type="checkbox"/>	Details of materials 2(a)
<input checked="" type="checkbox"/>	Details of external appearance 2 b), c), d), e), f) and g)
<input type="checkbox"/>	Details of landscaping N/A
<input type="checkbox"/>	Other. Please Specify 2h) interior finishes
3b. Pursuant to Condition(s)	2(a) to (h) (incl.)
of registered plan number	05/00195/LBC dated 12/05/07 (attached)

I submit the following plans and samples:

SEE FILE & COVERING LETTER

Signed

Richard Greenwood

Date:

19/07/07



**CORPORATION
OF LONDON**

The City Planning Officer

Peter Wynne Rees BSc, BArch, BTP, RIBA, FRTP, FRSA

Department of Planning & Transportation

Corporation of London

PO Box 270, Guildhall

London EC2P 2EJ

Facsimile 020 7332 1806

DX 121784 GUILDHALL-DX

www.cityoflondon.gov.uk/plans

General Enquiries: 020 7332 1710

Direct Line: 020 7332 1709

e-mail:

claire.brady@corpolondon.gov.uk

Our Reference:

05/00195/LBC

Your Reference:

Washbourne Greenwood Developmetn Planning

Richard Greenwood

Old School Studios

Erasmus St

Westminster

SW1P 4HR

Case Officer:

Claire Brady

Decision Dated:

12 May 2005

Planning (Listed Buildings and Conservation Areas) Act 1990 Town and Country Planning (Listed Buildings and Buildings in Conservation Areas) Regulations 1990

LISTED BUILDING CONSENT (CONDITIONAL)

The Common Council of the City of London hereby consents to the works referred to in the schedule below in accordance with the plans submitted and subject to the conditions set out therein. Your attention is drawn to the Statement of Applicant's Rights enclosed.

SCHEDULE

APPLICATION NUMBER: 05/00195/LBC

Location: Tower of St Mary Somerset Church 211 Upper Thames Street London EC4

Proposal: Internal and external alterations and erection of an extension on the north side of the building to provide an additional 190 sqm of floorspace in connection with use as a single dwellinghouse with ancillary office accommodation.

REASON FOR APPROVAL

The decision to grant this listed building consent has been taken having regard to the policies in the City of London Unitary Development Plan 2002 set out below, the London Plan, which forms part of the Development Plan for the City of London, and it has been concluded that the works will not be detrimental to the special architectural or historic interest of the building:

ENV16 - Listed buildings: Alterations

ENV17 - New uses for listed buildings

ENV18 - Settings of listed buildings

This is only intended as a summary of the reasons for granting listed building consent. For further details on the reasons for this decision please see the application report by contacting

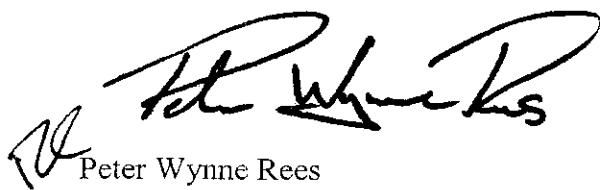
the Department of Planning and Transportation on 020 7332 1710 or by visiting the Department's home page on the Corporation's web site.

CONDITIONS

- 1 The works hereby permitted must be begun before the expiration of five years from the date of this consent.
REASON: To ensure compliance with the terms of Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990.
- 2 Before any works thereby affected are begun details shall be submitted to and approved in writing by the Local Planning Authority showing:
 - (a) particulars and samples of the materials to be used on all external and internal surfaces of the building;
 - (b) details of all alterations to the existing facade, including cleaning and repair methods, external lighting
 - (c) details of new windows and external joinery;
 - (d) details of new double glazed inserts to existing windows;
 - (e) details of junctions between original building and extension;
 - (f) details of new stonework facades to extension;
 - (g) details of new roof structure;
 - (h) details of all interior finishes, including floors, walls and doors;and shall be implemented thereafter in accordance with those details.
REASON: REASON: To ensure the protection of the special architectural or historic interest of the building in accordance with the following policy of the Unitary Development Plan 2002: ENV 16.
- 3 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: To ensure the protection of the special architectural or historic interest of the building in accordance with the following policy of the Unitary Development Plan 2002: ENV 16.
- 4 The stability of the structure to remain must, throughout the period of demolition and reconstruction, be assured before any works of demolition begin, taking into account any rapid release of stress, weather protection, controlled shoring, strutting, stitching, reinforcement, ties or grouting as may occur to be necessary.
REASON: To ensure the stability of the structure to be retained in accordance with the following policy of the Unitary Development Plan 2002: ENV 16.
- 5 The works hereby approved are only those specifically indicated on the drawing(s) referred to below.
REASON: In order to safeguard the special architectural or historic interest of the building in accordance with the following policy of the Unitary Development Plan 2002: ENV 16.

INFORMATIVES

- 1 The Plans and Particulars accompanying this application are: 01 site plan, 02 to 011, GA 012, 013 to 025, 026 Rev A, 027 to 029, GA 030, 1381/40/SK11, SK12, SK14, SK15, SK16, SK17 Rev A, SK18, SK19 Rev A

A large, stylized handwritten signature in black ink, appearing to read 'Peter Wynne Rees'. To the left of the signature is a small, handwritten mark that looks like 'PWR'.

Peter Wynne Rees
The City Planning Officer
Date of issue: 12 May 2005