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19/07/07

SCHEDULE OF PLANNING AND LISTED BUILDING CONDITIONS ATTACHED TO 05/00194/FULL and 05/00195/LBC

Tower of St Mary Somerset, EC4

05/00194/FULL Proposal: "External alterations and extension to existing tower (76 sqm). Use as a single dwelling house with ancillary office accommodation (Class C3) (190 sqm)."

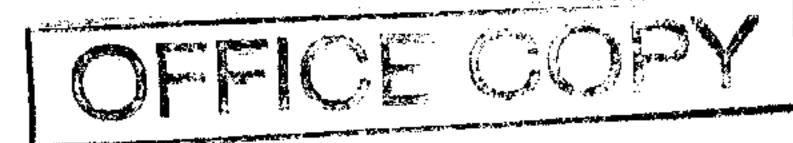
	Condition (WGDP's emphasis added)	Action (urgent in bold)	
1.	"The development hereby permitted shall be begun before the expiration of five years from the date of this permission."	To be noted.	
2.	"Before any works thereby affected are begun details shall be submitted to and approved in writing by the Local Planning Authority showing:		
	(a) particulars and samples of the materials to be used on all external surfaces of the building;	1	
	(b) details of all alterations to the existing façade	All alterations to the existing façade are only as already approved see Bible I. No further action.	
	but also including:	See Topic Paper 1 submitted	
	cleaning and repair methods	for approval 19/07/07.	
	external lighting	Topic Paper 2 shows additional details for specific approval.	

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	(c) details of new windows and external joinery;	See Topic Paper 3 – details submitted 19/07/07 for approval.
	(d) details of new double glazed inserts to existing windows;	See Topic Paper 3 - details submitted 19/07/07 for approval.
	(e) details of junctions between original building and extension: details of new stonework facades to extension;	Details submitted and approved 18/05/06 LPA ref: 06/00283/LDC –see Appendices 4 and C of the Bible I. No further action.
	(f) details of new stonework facades to extension	Details submitted and approved 18/05/06 LPA ref: 06/00283/LDC –see Appendices 4 and A of the Bible I. No further action.
	(g) details of new roof structure;	See Topic Paper 4. Two detailed plans already approved: 028 in May 2005 and 71 in May 2006.
3.	"The <u>refuse collection</u> and storage facilities shown on the drawings hereby approved shall be provided and maintained throughout the life of the building for the use of all the occupiers."	action - but note condition 4
4.	"No doors or gates shall open over the public footway."	Noted.
5.	"There must be <u>no roof structures</u> above the top storey except as may be approved in writing by the Local Planning Authority."	action.
6.	equipment shall be installed on the exterior of the building except as may be approved by the Local Planning Authority in writing."	
7.	"No part of the site or building shall be used for the <u>parking of motor vehicles</u> unless specifically approved for that purpose in writing by the Local Planning Authority."	action.
8.	There must be <u>no structures placed on</u>	To be noted only - no further

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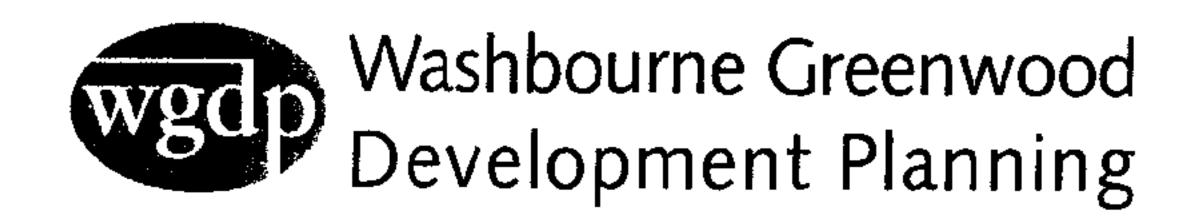
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1 1	the roof, including garden furniture,	action.
	which shall be visible above the parapet	
	at any time."	
9.	"Prior to and during any building,	
	engineering or other operations hereby	
	permitted, <u>archaeological</u> evaluation	
	shall be carried out in order to compile	
	archaeological records, and a timetable	_
	and scheme of such archaeological work	(Appendix B)
	shall be agreed in writing with the Local	Annualian na masua satian
	Planning Authority before any	
	commencement of work."	necessary.
10.	"No development shall take place within	Watching Brief for the
	the site until the developer has secured	Programme of
	the implementation of a <u>programme</u> of	implementation of the
	archaeological work to be carried out in	
	accordance with a written scheme of	_
	investigation which has been submitted	I -
	to and approved in writing by the Local	I
	Planning Authority. This shall include	
	details of any temporary works which	Approval awaited.
	may have an impact on the archaeology	
j	of the site."	· · · · · · · · · · · · · · · · · · ·
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4	INFORMATIVES	Notod
1.	"the work must not be instituted until	Noted
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1. 2. 3.	"the work must not be instituted until the <u>consent of the Corporation as</u> <u>freeholders</u> has been obtained(!) "work must not be commenced until the <u>consent of the Highway Authority</u> has	Noted To be noted only - no further
3.	"the work must not be instituted until the consent of the Corporation as freeholders has been obtained(!) "work must not be commenced until the consent of the Highway Authority has been obtained" " access for the disabled"	Noted To be noted only - no further action.
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3. 4. 5.	"the work must not be instituted until the consent of the Corporation as freeholders has been obtained(!) "work must not be commenced until the consent of the Highway Authority has been obtained" " access for the disabled" " correct street number or number and name must be displayed" " The Department of Technical Services must be consulted on the following matters: (a) works to retaining wall (b) Misc construction paraphernalia (c) Street lighting (d) Sewage (e) Fire means of escape	Noted To be noted only - no further action. To be noted only - no further action. Action: (a) Noted (b) To be complied with when about to start on site (c) To be complied with when about to start on site (d) To be complied with when about to start on site
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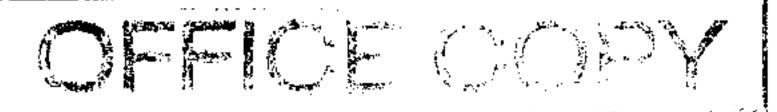
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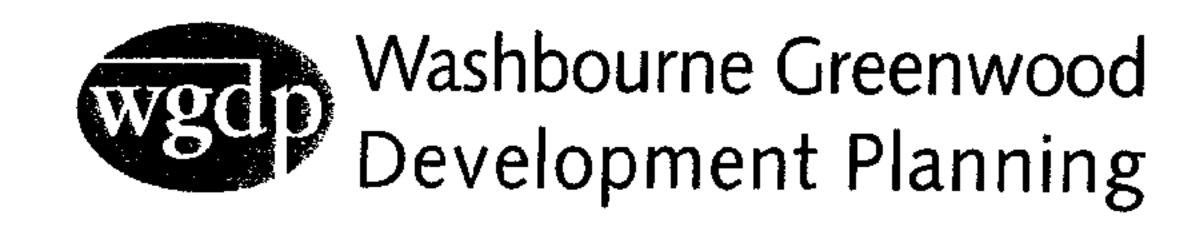
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	consulted on any alterations to that			
	approved before work commences.			
8.	No on-street resident's parking facilities are available for the occupiers of these premises.	· · · · · · · · · · · · · · · · · · ·		
9.	"various activities are undertaken in the City throughout the night which include refuse collection, servicing"	<u>-</u>		
10.	General caveat obtain any licences and consents which may be required by other legislation			
11.	Sewage and Thames Water	WSP to note - no further action?		
	Approved plans: 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	All present and correct. To be noted only - no further action.		

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Listed building consent: 05/00195/LBC:

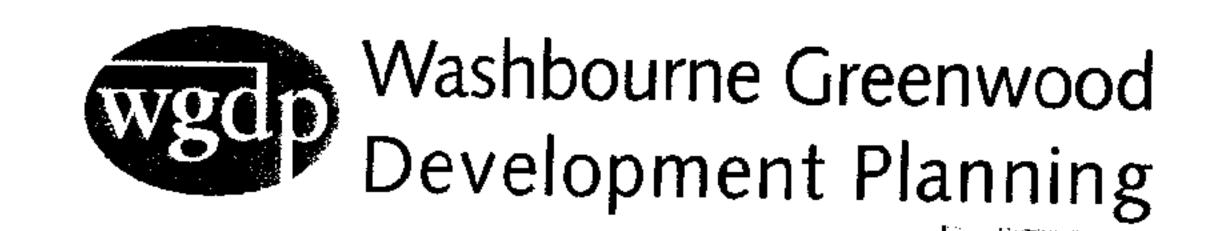
Proposal: "Internal and external alterations and erection of an extension on the north side of the building to provide an additional 190 sqm of floorspace in connection with use as a single dwellinghouse with ancillary office accommodation."

	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:	
	• floors	See Topic Paper 5 - details submitted 19/07/07 for approval.
	• Walls	See Topic Paper 5 - details submitted 19/07/07 for approval.
	• 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 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."	To be noted.
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	

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	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.

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Drawing Number	Scale	Approved Drawings list for St Mary's Somerset 18 th May 2006 Title	Status
01 Site Plan	As indicated	Site Plan (red line plan)	Approved 12/05/05
02	1:50	GA plan level 1	Approved 12/05/05
03	1:50	GA plan level 2	Approved 12/05/05
04	1:50	GA plan level 3	Approved 12/05/05
05	1:50	GA plan level 4	Approved 12/05/05
06	1:50	GA plan level 5	Approved 12/05/05 Approved 12/05/05
07	1:50	GA plan level 6	Approved 12/05/05 Approved 12/05/05
08	1:50	GA plan level 7	Approved 12/05/05 Approved 12/05/05
09	1:50	GA plan level 8	
10	1:50	GA plan level 9	Approved 12/05/05
11	1:50	GA plan level 10	Approved 12/05/05
GA 012	1:100	GA plan level 11	Approved 12/05/05
013	1:100	Section North/South	Approved 12/05/05
014	1:100	Section North/South Section East/West thru stair	Approved 12/05/05
015	1:100	Section east west through addition	Approved 12/05/05
016	1:100	Elevations, North & East	Approved 12/05/05
017	1:75	•	Approved 12/05/05
" -:	•	Proposed small passenger lift - section	Approved 12/05/05
018	1:75	Proposed small passenger lift - plans	Approved 12/05/05
019	nts	Model photographs: levels 1-10	Approved 12/05/05
020	nts	Model photographs: levels 1-10	Approved 12/05/05
021	1:20	Details-level 01-doors D1	Approved 12/05/05
022	1:15	Details-level 01-doors D1	Approved 12/05/05
023	As indicated	Details-level 01-doors D1, D2 & D4	Approved 12/05/05
024	As indicated	Details-level 04-windows w5, 6 & 7	Approved 12/05/05
025	As indicated	Details-level 05 & 06-windows w9 10 & 11	Approved 12/05/05
026 rev A	1:20	Addition door details	Approved 12/05/05
027	1:25	Addition circular window	Approved 12/05/05
028	As indicated	Stair window + glazed roof details	Approved 12/05/05
029	As indicated	Addition arched window + parapet	Approved 12/05/05
GA 030	1:100	External lighting scheme	Approved 12/05/05
1381/40/SK11	As shown	Sketch of the new stone extension & its proposed foundations	Approved 12/05/05
1381/40/SK12	As shown	Sketch detail of the new RC Slabs within the new stone extension	Approved 12/05/05
1381/40/SK14	As shown	Sketch detail showing proposed reinforcement within new stone extension - sheet 1	Approved 12/05/05
1381/40/SK15	As shown	Sketch detail showing proposed reinforcement within new stone extension – sheet 2	Approved 12/05/05
1381/40/SK16	As shown	Connection detail of new steel beams	Approved 12/05/05
1381/40/SK17 Rev A	As shown	Sketch detail showing proposed method for re-supporting existing timber beam	Approved 12/05/05
1381/40/SK18	As shown	Sketch Detail of proposed enlargement to existing opening	Approved 12/05/05
1381/40/SK19 rev A	As shown	Support detail for new floor structures	Approved 12/05/05
1381/40/S01	1:100	Exploratory works relating to existing retaining wall structure	Approved 15/09/05
1381/40/SK20 rev A	As shown	Assumed existing retaining wall structure	Approved 15/09/05
Pre-tender 02	1:100	Elevations: East, North, West & South	Approved 18/05/06
Planning/conditions 68	1:5	Windows schedule W10/11 details	Approved 18/05/06
Planning/conditions 69	1:50	Windows schedule W10/11 details	Approved 18/05/06
Planning/conditions 71	As shown	Extension roof details	Approved 18/05/06
Planning/conditions 093	1:25 and 1:5	Extension stone details	Approved 18/05/06
Planning/conditions S1	1:5	Stone details 1	Approved 18/05/06
Planning/conditions S2	1:5	Stone details 2	Approved 18/05/06
Planning/conditions	1:30	W10 / 11 elevations	Approved 18/05/06 Approved 18/05/06
Windows schedule 2	<u> </u>		Lubbineed tologing