

Committee:	Date:
Planning and Transportation	29 January 2019
Subject: Stonecutter Court 1 Stonecutter Street London EC4A 4TR Works of alteration incidental to the demolition of buildings immediately adjoining and adjacent to the Hoop and Grapes Public House, including new retaining walls, restraining fixings and works incidental to the laying out of a new open space as part of the construction of a new building above the retained basements of 1 Stonecutter Street.	Public
Ward: Farringdon Within	For Decision
Registered No: 18/00879/LBC	Registered on: 3 September 2018
Conservation Area:	Listed Building: Grade II

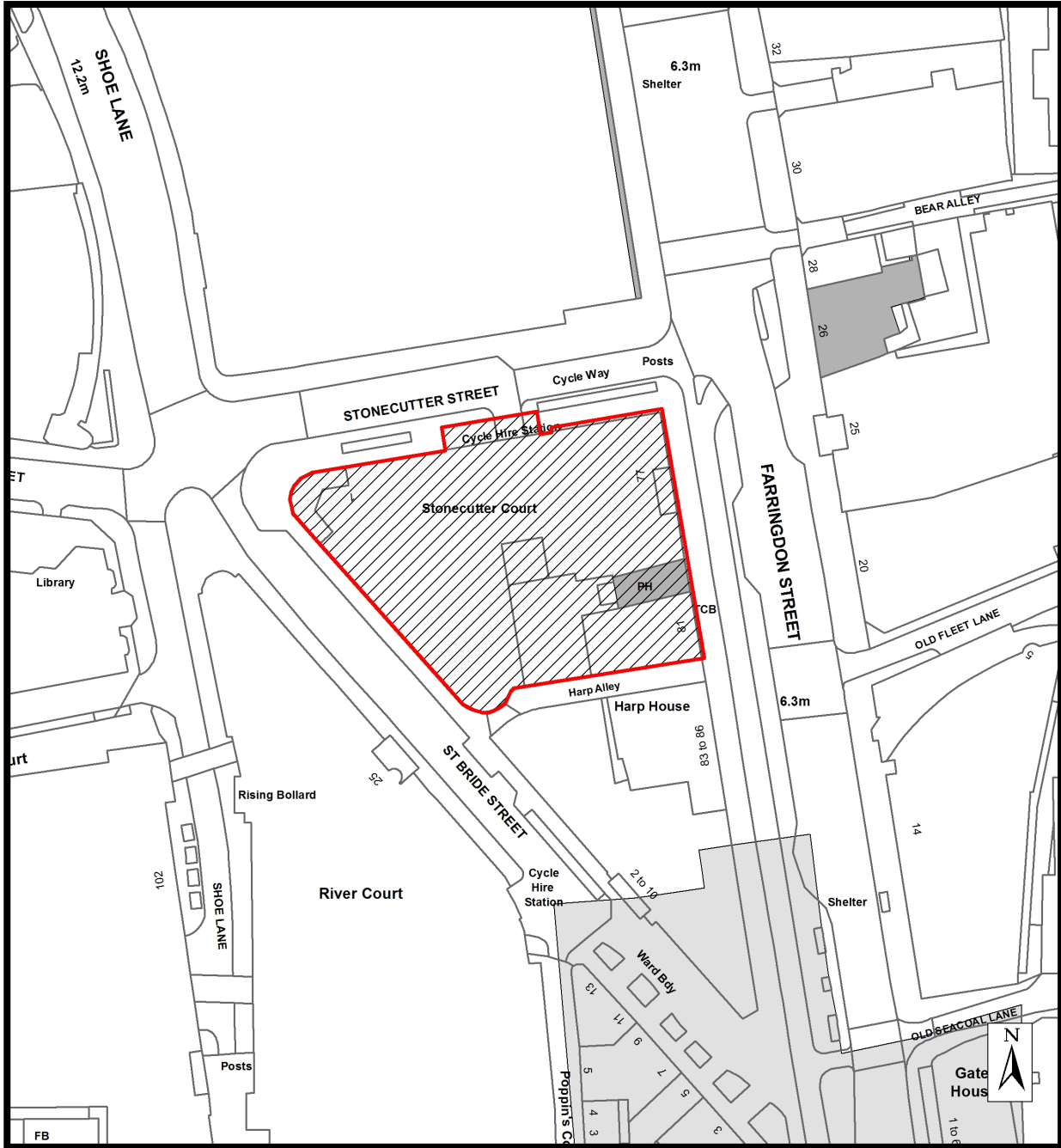
Summary

For full report see application Ref: 18/00878/FULMAJ.

Recommendation

Listed building consent be granted for the works referred to above in accordance with the details set out on the attached schedule.

Site Location Plan



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ADDRESS:
Stonecutter Court, 1 Stonecutter Street

CASE No.
18/00879/LBC

- CITY BOUNDARY
- SITE LOCATION
- LISTED BUILDINGS
- CONSERVATION AREA BOUNDARY



DEPARTMENT OF THE BUILT ENVIRONMENT

Main Report

1. For full report see application 18/00878/FULMAJ.

SCHEDULE

APPLICATION: 18/00879/LBC

Stonecutter Court 1 Stonecutter Street London

Works of alteration incidental to the demolition of buildings immediately adjoining and adjacent to the Hoop and Grapes Public House, including new retaining walls, restraining fixings and works incidental to the laying out of a new open space as part of the construction of a new building above the retained basements of 1 Stonecutter Street.

Conditions

- 1 The works hereby permitted must be begun before the expiration of three 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 All new 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 materials, 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 Local Plan: DM12.3.
- 3 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 Local Plan: DM12.3.
- 4 The works hereby approved are only those specifically indicated on the drawing(s) referred to in conditions to this consent.
REASON: In order to safeguard the special architectural or historic interest of the building in accordance with the following policy of the Local Plan: DM12.3.
- 5 Before any works thereby affected are begun the following details shall be submitted to and approved in writing by the Local Planning Authority and all works pursuant to this consent shall be carried out in accordance with the approved details:
 - a) details of all alterations to the existing facade;

b) particulars and samples of the materials to be used on all external faces of the building, including external ground and upper level surfaces;

h) details of new walls, railings, gates etc, adjoined to building;

l) details of junctions with adjoining premises;

m) details of new work and work in making good to the southern flank wall of the building;

n) details of other new work and work in making good to the retained fabric of the building;

REASON: To ensure the protection of the special architectural or historic interest of the building in accordance with the following policy of the Local Plan: DM12.3.