

Application ref: 2023/1454/P
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Date: 2 May 2023

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DP9 Ltd.
100 Pall Mall
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Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Grant of Non-Material Amendments to planning permission

Address:

14 Blackburn Road
London
NW6 1RZ

Proposal: Amendment to planning permission ref PWX0202103 dated 06/01/2004 (for Redevelopment of the whole site by the erection of a 4 storey eastern block comprising two Class B8 and eight Class B1 units with associated service yard, together with a 4 storey plus basement western block comprising 8 dwellinghouses and 6 self-contained flats with associated underground carparking), as amended by 2022/0509/P dated 04/05/2022; namely to remove reference to plan numbers in the development description; to amend condition 2 to list only plan numbers and not refer to goods lifts; and to insert a new condition to secure provision of a good lift.

Drawing Nos: Cover Letter dated 03/04/2023

The Council has considered your application and confirms that the proposals are acceptable as non-material amendments to the planning permission set out above.

1. For the purposes of this decision, condition no.2 of planning permission PWX0202103 shall be replaced with the following condition:

REPLACEMENT CONDITION 2

The development hereby permitted shall be carried out in accordance with the following approved plans- BLK-X-101,102; BLK-P-100, 101B, 102B, 103B, 104B, 105B, 106B, 107, 108A; letter dated 20.11.02 and email message dated 3.2.03

from Montagu Evans.

Reason: For the avoidance of doubt and in the interest of proper planning.

2. For the purposes of this decision, a new condition no.19 shall be added to planning permission PWX0202103 as follows:

ADDITIONAL CONDITION 19

The goods lifts serving the Class E and B8 units shall be fully provided in accordance with the details shown on the approved drawings hereby approved prior to the first occupation of any of these units, and thereafter permanently maintained.

Reason: To ensure that the units are capable of providing a full range of employment opportunities within Class E and B8 Use Classes in accordance with the requirements of policy EC6 of the London Borough of Camden Unitary Development Plan 2000.

3. For the purposes of this decision, the description of planning permission PWX0202103 shall be replaced with the following description:

REPLACEMENT DESCRIPTION

Redevelopment of whole site by the erection of a 4 storey eastern block comprising two Class B8 and eight Class B1 units with associated service yard, together with a 4 storey plus basement western block comprising 8 dwellinghouses and 6 self-contained flats with associated underground car parking.

Informative(s):

- 1 Reason for granting approval-

The removal of the plan numbers from the development description and amendment of condition 2 to include a reference to the plan numbers is a non-material change to the approved scheme. The amendment would revise the description to accord with the Council's current protocol for writing development descriptions. The requirement for the provision of a goods lift is currently also within condition 2. This element would be omitted and put into a new separate condition (number 19). This additional condition is also a non-material change to the original permission.

The full impact of the scheme has already been assessed by virtue of the original permission and the amendments would have no further impact.

- 2 You are advised that this decision relates only to the changes set out in the description and on the application form and shall only be read in the context of the substantive permission granted under ref. PWX0202103 (dated 06/01/2004) as amended by 2022/0509/P (dated 04/05/2022) and is bound by all the conditions

and obligations attached to that permission.

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.

Yours faithfully

A handwritten signature in black ink, appearing to read 'DP', is positioned above the typed name and title.

Daniel Pope
Chief Planning Officer

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