

Application ref: 2023/0786/P
Contact: Fast Track TY
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Date: 6 July 2023

Development Management
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Marshall Associates
25 Cambridge Square
Redhill
RH1 6TG

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

Car Park
Old Brewery Mews
London
NW3 1PZ

Proposal:

Details of living roof in relation to condition 4 of planning permission (2022/5144/P) dated 20/02/2023 for a change of use from ancillary garage space (Class C3) to artists studio (Class E.g); replacement of garage door and entrance door with timber framed double doors and a circular window; installation of new roof light.

Drawing Nos: (22968/-)103, 140; Maintenance Management Plan from Marshall Associates dated February 2023; BauderGREEN XF 301 System - Technical Data Sheet & System Summary; Email (Bauder weblink) from Marshall Associates dated 27/06/2023.

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

Informative(s):

1 Reason for granting approval:

Condition 4 of planning permission (2022/5144/P) granted on 20/02/2023 requires details of a living roof located in the area labelled '1' on the approved roof plan (ref. 22968/103) to be submitted and approved in writing by the Council.

A tree and landscaping officer has reviewed the details submitted and is

satisfied that they show an adequate depth of substrate for the type of roof, a sufficiently diverse species list and an appropriate maintenance schedule to ensure that the development would undertake reasonable measures to take account of biodiversity and the water environment and also ensure the longevity of the living roof. It is therefore considered that the details submitted satisfy the requirements of condition 4 and the condition can be discharged.

The full impact of the proposed development has already been assessed under planning application (2022/5144/P) granted on 20/02/2023.

As such, the details are in general accordance with policies CC1, CC2, CC3 and A3 of the London Borough of Camden Local Plan 2017.

- 2 You are advised that all conditions relating to planning permission (2022/5144/P) granted on 20/02/2023 that require details to be submitted have been approved.

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

A handwritten signature in black ink, appearing to read 'DPope', is written over a light grey rectangular background.

Daniel Pope
Chief Planning Officer