

Application ref: 2022/3346/P
Contact: Amy Ly
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Date: 18 October 2023

Development Management
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Mulroy Architects Ltd
The Coalface
46 Clifton Terrace
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UK

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
23 Highfields Grove
London
Camden
N6 6HN

Proposal:

Details of conditions 4 (arboricultural method statement) and 5 (hard and soft landscaping) of planning permission 2021/5259/P dated 23/02/2022 for 'Erection of single storey rear extension and replacement of rear windows'.

Drawing Nos: 21041-3-900 P2; Final Method Statement and Tree Protection Plan (dated 27/06/2022).

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

Informatives:

1 Reasons for granting permission:

The tree protection plan and arboricultural method statement are considered sufficient to demonstrate that the trees to be retained will be adequately protected throughout development in accordance with BS5837:2012.

The hard and soft landscaping details are minor in nature but are suitable for

the site and appropriate given the scale of development. The details have been assessed and the trees officer recommends that the details be approved.

Thus, the condition under this application has been satisfied. The supporting information as discussed above is considered acceptable and as such, conditions 4 and 5 can be discharged.

The full impact of the proposed development has already been assessed. The proposed details would not have a harmful impact on the appearance of the host buildings and streetscene, on the character of the conservation area or on neighbouring amenity.

As such, the proposed development is in general accordance with policies A2, A3, D1 and D2 of the Camden Local Plan 2017.

- 2 You are advised that all conditions relating to planning permission granted on 23/02/2022 ref. 2021/5259/P which need 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', written in a cursive style.

Daniel Pope
Chief Planning Officer