

Application ref: 2023/2375/P
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Date: 3 November 2023

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59.5 Netherhall Gardens
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DRAFT

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

**59 And A Half
Netherhall Gardens
London
Camden
NW3 5RE**

DECISION

Proposal:

Details pursuant to partially discharge Condition 10 (Further investigation and remediation method statement) granted under planning permission ref. 2021/4884/P dated 19/04/23 for Demolition of existing dwelling and construction of replacement dwelling with associated landscaping

Drawing Nos: Remediation Method Statement 10578A/JRCB 2nd May 2023 (REVO)

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

Informative(s):

- 1 Reasons for granting permission:

Condition 10, Parts A, B and C:

The submitted remediation method statement has been assessed by the Councils land contamination officer and is considered to be acceptable. The submitted report addresses Parts A and B of condition 10 for the required site investigation

and remediation strategy.

Additional sampling for lead was undertaken on site, with results recording lead exceedances of the screening concentration of 200mg/kg in 19 of the 20 samples, these are considered appropriate for the end use. The remediation strategy for the removal of 600mm made ground material within the proposed garden area is considered appropriate for the site, with placement of imported clean cover soils. This submission completes the pre-commencement parts of condition 10, parts A and B and these can be part discharged. Following completion of the remediation works a verification report (part C of condition 10) should be submitted for approval, and should detail the sampling undertaken and results, along with certification and test results of the imported soils, and details of the watching brief undertaken. Following submission of part C condition 10 can be fully discharged.

The full impact of the proposed development has already been assessed by the planning permission ref. 2021/4884/P dated 19/04/23.

As such, the details are in general accordance with Policies A1, D1, G1 and DM1 of the London Borough of Camden Local Plan 2017. The details are also in general accordance with the London Plan 2021 and the National Planning Policy Framework 2023.

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

Chief Planning Officer