



Ewan Campbell
Senior Planning Officer
Supporting Communities
London Borough of Camden
5 Pancras Square
London, N1C 4AG

Via Planning Portal

13 December 2023

Dear Sir/Madam,

Re: 61, Redington Road, London, NW3 7RP | Discharge of Condition 8 of Planning Application ref. 2022/1962/P

On behalf of our client, Mr and Mrs Burns, please find enclosed an application for the discharge of Condition 8 pursuant to full planning application 2022/1962/P.

The application has been submitted via the Planning Portal (ref: PP-12659447). In addition to this covering letter, the submission comprises the following documents:

- (a) Application form signed and dated
- (b) Site location plan
- (c) Drawing ref: 552/22/PL1100- Foundation, Excavation & Service Trench Layout in Relation to Trees Details; and
- (d) Arboricultural Method Statement (Rev C).

A payment of £209 will be made to cover the application fee.

Background

On the 13 December 2023, full planning permission was granted for the following development:

“Conversion of 3 residential units (2b 4p) to 2 units (1b 2p and 5b 10p), demolish rear conservatory and erection of a three storey rear extension at lower ground to 1st floors including excavations at lower ground floor and a roof terrace at ground floor, creation of new front lightwell, various elevation alterations including additional dormer on side elevation, installation of 2 ASHP units in rear garden with enclosure, bin enclosure in front garden, and landscaping alterations.”

This application is seeking approval of details reserved by Conditions 8.

Condition 8: Foundation, Excavation & Service Trench Layout in Relation to Trees Details

Condition 8 states as follows:

“8) Prior to commencement of any works on site, details of the design of building foundations and the layout, with dimensions and levels, of service trenches and other excavations on site in so far as these items may affect trees on or adjoining the site, shall be submitted to and approved in writing by the local planning authority. The relevant part of the works shall not be carried out otherwise than in accordance with the details thus approved.

Reason: To ensure that the development will not have an adverse effect on existing trees and in order to maintain the character and amenities of the area in accordance with the requirements of policies A2 and A3 of the London Borough of Camden Local Plan 2017.”

When read in conjunction with the enclosed Arboricultural Method Statement (Rev C), the Foundation, Excavation & Service Trench Layout in Relation to Trees Details Drawing (ref: 552/22/PL1100) provide the requested details to satisfy the requirements of the condition.

Conclusion

We trust that the above information will enable the details reserved by Condition 8 to be approved within the statutory period, and we look forward to your confirmation in due course. Should you have any questions relating to the information submitted, please do not hesitate to contact me.

Yours sincerely,



Dominic Lunn
Senior Planner