

Application ref: 2023/2518/P
Contact: Matthew Dempsey
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Date: 11 January 2024

Development Management
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Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

**21 Hollycroft Avenue
London
NW3 7QH**

Proposal:

Details as required by condition 4 (living roof) of 2022/0941/P, dated 27/10/2022, for:
Erection of single storey rear infill extension with roof light, and new doors to ground floor rear; also with, extension to rear closet wing at 1st floor creating flat roof with sedum covering.

Drawing Nos:

Site Location Plan 10, Green Roof Details PLC04.

The Council has considered your application and decided to approve the detail required by condition.

Informative(s):

1 Reasons for granting consent:

Condition 4 of application ref: 2023/2518/P requires the submission of details of the living roof to be approved by the Local Planning Authority. The applicant has provided section drawings and detailed information regarding installation

and maintenance to the satisfaction of the Council Officers.

Given the small scale of living roof to be provided, it is considered that the proposed substrate would be adequate for a living roof of this type. The proposal will therefore, enhance the biodiversity value of the property. The application should therefore be approved.

No objections were received prior to making this decision. The full impact of the proposed development has already been assessed.

As such, the proposed details are in general accordance with policies CC1, CC2, CC3, D1, D2 and A3 of the London Borough of Camden Local Plan 2017.

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