

Application ref: 2023/5435/P
Contact: Daren Zuk
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Date: 28 January 2024

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Mr Ian Jones
Flat Basement Rear
5a Belsize Square
London
NW3 4HT

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

Flat Basement Rear
5a Belsize Square
London
NW3 4HT

Proposal:

Details to discharge Condition 4 (Green Roof) of planning permission 2023/4525/P dated 13/12/2023 for 'Demolition of existing lower ground-floor single-storey rear extension. Erection of single-storey lower-ground floor rear extension, and associated external alterations'.

Drawing Nos: GR.01 (Proposed Section - Green Roof Details), Sempergreen Product Details

The Council has considered your application and decided to approve details.

Informative(s):

- 1 Reasons for granting permission.

The submitted details for Condition 4 (Green Roof Details) show an appropriate sedum species, substrate depth, and maintenance schedule. These are considered acceptable and sufficient to demonstrate that the living roof will provide visual amenity and biodiversity and be maintained in perpetuity.

The full impact of the proposed development has already been assessed. The site's planning history and relevant appeal decisions were taken into account when coming to this decision.

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

- 2 You are advised that all conditions relating to planning permission 2023/4525/P granted on 13/12/2023 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 2023.

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