

21 February 2023

Development Management  
Regeneration and Planning  
London Borough of Camden  
Town Hall  
Judd Street  
London  
WC1H 9JE

Dear Sir / Madam,

**69 AVENUE ROAD, LONDON, NW8 6HP - APPLICATION FOR APPROVAL OF DETAILS IN COMPLIANCE WITH CONDITION 10 OF HOUSEHOLDER PLANNING PERMISSION 2020/2330/P**

On behalf of my client, Ms Huirong HAN, please find enclosed an application for the approval of details reserved by planning condition. This submission relates to the discharge of Condition 10 attached to planning permission 2020/2330/P dated 15th September 2021 at the above site. The description of development for the approved scheme is as follows:

*“Demolition of existing side extension and erection of a single storey side and rear extension; erection of a two storey rear extension with roof extension and 3x replacement rear dormer windows; excavation of a basement and small lightwell and associated works”.*

The permission is subject to 12 planning conditions. Condition 10 states:

*“Prior to commencement of the relevant part of the development, full details in respect of the living roof in the area indicated on the approved roof plan shall be submitted to and approved by the local planning authority. The details shall include:*

- i. A detailed scheme of maintenance*
- ii. Sections at a scale of 1:20 with manufactures details demonstrating the construction and materials used*
- iii. Full details of planting species and density*

*The living roofs shall be fully provided in accordance with the approved details prior to first occupation and thereafter retained and maintained in accordance with the approved scheme.*

*Reason: In order to ensure the development undertakes reasonable measures to take account of biodiversity and the water environment in accordance with policies G1, CC1, CC2, CC3, D1 and A3 of the London Borough of Camden Local Plan 2017”.*

## Submission Material

Alongside this covering letter and application form, a Living Roof Design Pack (prepared by KSR Architects), has been submitted for approval, in compliance with Condition 10.

The statutory planning application fee of £43 has been paid via the Planning Portal.

I trust that you have enough information to favourably determine this application within the statutory timescales.

If you have any queries, please do not hesitate to contact me.

Yours faithfully

Ross Williamson

**Principal Planner**