

Application ref: 2024/0783/P
Contact: Ewan Campbell
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Date: 13 March 2024

Development Management
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ECE Architecture Limited
76 Great Suffolk Street
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Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

The Charlie Ratchford Centre
Belmont Street
London
NW1 8HF

Proposal:

Details for condition 23 (Ecological Enhancements) of ref 2020/5063/P dated 05/11/2021 for 'Redevelopment of site including demolition of existing buildings and erection of a building up to 10 storeys in height for to provide self-contained residential flats (Use Class C3) and associated work.'

Drawing Nos: Cover Letter (27/02/2024), LD504-ECE-ZZ-ZZ-DR-A-0404 C06, LD504-ECE-ZZ-ZZ-DR-A-0408 C06 and LD504-ECE-A-ZZ-DR-A-0409 C05

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

Informative(s):

1 Reasons for granting permission/consent-

The submitted details including the revised locations of the bird and bat boxes have been reviewed by the Council's Nature Conservation Officer and are considered to secure the appropriate features to conserve wildlife habitats and biodiversity measures within the development. The submitted details are therefore considered sufficient to discharge condition 23.

The full impact of the proposed development has already been assessed.

No objections were received prior to making this decision. As such, the details are in general accordance with policies A3 and CC2 of the Camden Local Plan 2017.

- 2 You are advised that conditions 18, 19 and 21 granted under planning reference 2020/5063/P dated 05/11/2021 are outstanding and which need details to be submitted

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 'DP', is written over a light grey rectangular background.

Daniel Pope
Chief Planning Officer