

Application ref: 2024/1133/P
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Date: 23 May 2024

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Potter Raper Ltd
Duncan House
1A Burnhill Road
Beckenham
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BR3 3LA

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Grant of Non-Material Amendments to planning permission

Address:

The Towers
39 Dartmouth Park Avenue
London
Camden
NW5 1JP

Proposal: Non-material amendment to planning permission ref: 2023/1001/P, dated 08/08/2023 for installation of railings and external lighting around perimeter of site. Replacement bin store and replacement doors on main building, namely to move the refuse bins and add a section of boundary treatment.

Drawing Nos: B9917-PR-DPA-XX-B-PL005; B9917-PR-DPA-XX-B-PL003 Rev.P1; B9917-PR-DPA-XX-B-PL004 Rev.P4; B9917-PR-DPA-XX-B-PL201 Rev.P1; B9917-PR-DPA-XX-B-PL202 Rev.P1; B9917-PR-DPA-XX-B-PL203 Rev.P1; B9917-PR-DPA-XX-B-PL203 Rev.P2; B9917-PR-DPA-XX-B-PL205 Rev.P1; B9917-PR-DPA-XX-B-PL206 Rev.P1; B9917-PR-DPA-XX-B-PL301 Rev.P1; B9917-PR-DPA-XX-B-PL302 Rev.P1; B9917-PR-DPA-XX-B-PL401 Rev.P2; B9917-PR-DPA-XX-B-PL402 Rev.P1; P4147 Rev.A and PBM-5_LHH_STL_GW_EU_GREEN-ROOF.

The Council has considered your application and confirms that the proposals are acceptable as non-material amendments to the planning permission set out above.

For the purposes of this decision, condition no.2 of planning permission 2023/1001/P shall be replaced with the following condition:

REPLACEMENT CONDITION 2

The development hereby permitted shall be carried out in accordance with the following approved plans- B9917-PR-DPA-XX-B-PL005; B9917-PR-DPA-XX-B-PL003 Rev.P1; B9917-PR-DPA-XX-B-PL004 Rev.P4; B9917-PR-DPA-XX-B-PL201 Rev.P1; B9917-PR-DPA-XX-B-PL202 Rev.P1; B9917-PR-DPA-XX-B-PL203 Rev.P1; B9917-PR-DPA-XX-B-PL203 Rev.P2; B9917-PR-DPA-XX-B-PL205 Rev.P1; B9917-PR-DPA-XX-B-PL206 Rev.P1; B9917-PR-DPA-XX-B-PL301 Rev.P1; B9917-PR-DPA-XX-B-PL302 Rev.P1; B9917-PR-DPA-XX-B-PL401 Rev.P2; B9917-PR-DPA-XX-B-PL402 Rev.P1; P4147 Rev.A and PBM-5_LHH_STL_GW_EU_GREEN-ROOF.

Reason: For the avoidance of doubt and in the interest of proper planning.

Informative(s):

1 Reason for granting approval-

The applicant is seeking to amend condition 2 of the approved planning permission 2023/1001/P. The proposed amendments include moving the location of the refuse bins and adding a section of boundary treatment.

The proposed amendments are minor in scope and scale and do not change the intent of the original scheme, and would not have any material impact on the character and appearance of the host property or surrounding area. The size and dimensions of the bin storage area have not changed.


The amendments would not have any material impact on the amenity of neighbouring occupiers, including impacts on daylight/sunlight, outlook, noise or privacy.

The full impact of the scheme has already been assessed by virtue of the planning permission granted on 08/08/2023 under reference 2023/1001/P. In the context of the permission scheme, it is considered that the amendments would not have any material effect on the approved development in terms of appearance and neighbour impact. It is considered that the changes are relatively minor in the context of the approved scheme and can therefore be regarded as a non-material variation of the approved scheme.

2 You are advised that this decision relates only to the changes highlighted on the plans and/or set out in the description and on the application form and shall only be read in the context of the substantive permission granted on 08/08/2023 under reference number 2023/1001/P and is bound by all the conditions attached to that permission.

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.

Yours faithfully

A handwritten signature in black ink, appearing to read 'DPope', is positioned above a faint, light-grey rectangular stamp.

Daniel Pope
Chief Planning Officer

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