

Application ref: 2024/2244/P
Contact: Adam Greenhalgh
Tel: 020 7974 6341
Email: Adam.Greenhalgh@camden.gov.uk
Date: 12 June 2024

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

Phone: 020 7974 4444

planning@camden.gov.uk
www.camden.gov.uk/planning

Montagu Evans
70 St Mary Axe
London
EX3A 8BE
United Kingdom

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
30 Lincoln's Inn Fields
London
Camden
WC2A 3PD

Proposal:

Details pursuant to conditions 4 (Tree Protection Measures) and 5 (Building Foundations) of planning permission 2022/3557/P granted on 02/02/2023 for 'Extension of existing gardeners' compound to provide additional facilities and potting room, erection of replacement fall protection railings on top of existing boundary wall and installation of timber decking'

Drawing Nos: Arboricultural Report and Tree Condition Survey including foundation/ground floor details (Ruskin Tree Consultancy - August 2022)

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

Informative(s):

1 Reasons for granting consent-

Planning permission 2022/3557/P for 'Extension of existing gardeners' compound to provide additional facilities and potting room, erection of replacement fall protection railings on top of existing boundary wall and installation of timber decking' was granted on 02/02/2023 and condition 4

requires details of tree protection measures to be submitted, approved and implemented, while condition 5 requires details of foundations to be submitted, approved and implemented. Both sets of details are required in the interests of protecting existing trees.

The Arboricultural Method Statement which has been submitted shows the London Plane trees which will be retained and protected. Arboricultural site supervision will be undertaken and the Council's Tree Officer notified. To prevent the proposals impacting on the health, stability or longevity of the retained trees the installation of suitable tree protection hoarding to protect the trunks of the retained trees and Tree Protection Fencing to prevent access into the open ground will be undertaken.

Foundation/ground floor details are included. The foundations of the proposed extension to the gardeners compound would be no deeper than those of the existing retaining walls. The Council's Tree Officer has reviewed the details and considers that the existing trees would be sufficiently protected during the course of the development and from the proposed foundations.

The submitted details therefore comply with policies D1, D2 and A3 of the LB Camden Local Plan 2017, the London Plan 2023 and the NPPF 2023.

- 2 With this decision all the conditions attached to the parent planning permission (2022/3557/P) which require applications for the approval of details have now been discharged. Please note and observe the requisite timescales for the implementation of the approved details in the conditions.

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 blue rectangular background.

Daniel Pope
Chief Planning Officer