

Application ref: 2024/1744/P
Contact: Matthew Kitchener
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Date: 27 June 2024

Development Management
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K Bava Architects Limited
113 Muswell Avenue
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Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

Flat 1

35 Broadhurst Gardens

London

Camden

NW6 3QT

Proposal:

Details to discharge condition 5 (foundations relating to trees) of planning permission 2023/4491/P dated 18/03/2024 for "demolition of existing garden room and construction of an outbuilding with a link to the rear of the existing building and alterations to the rear side, lower ground floor facade.

Drawing Nos: Drawing: 0598-01/S Rev A

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

Informative(s):

1 Reasons for granting permission:

Condition 5 requires details of the design of the building foundations and the layout, with dimensions and levels, of service trenches and other excavations on site in so far as these items may affect trees on or adjoining the site to be submitted.

The Council's Tree Officer has reviewed the information and has confirmed that the foundation plan and other details submitted are acceptable and therefore condition 5 can be discharged.

The full impact of the development has been considered during the determination of the original application.

As such, the details are in accordance with policies A2 and A3 of the London Borough of Camden Local Plan 2017.

- 2 You are advised that all conditions relating to planning permission 2023/4491/P t granted on 18 March 2024 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 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', written in a cursive style.

Daniel Pope
Chief Planning Officer