

Application ref: 2024/1909/P  
Contact: Sophie Bowden  
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Date: 13 July 2024

**Development Management**  
Regeneration and Planning  
London Borough of Camden  
Town Hall  
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Savills  
33 Margaret Street  
London  
W1G 0JD  
United Kingdom

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Approval of Details Granted**

Address:

**Ames House**  
**26 Netherhall Gardens**  
**London**  
**NW3 5TL**

Proposal:

Details of hard and soft landscaping required by condition 7 of planning permission 2023/0207/P dated 29/11/2023 (for the erection of 3 storey side extension to provide 3 self-contained flats with front cycle and refuse stores, following demolition of existing 2 storey side garage extension and 1- bed flat).

Drawing Nos: Planting Plan Overview 1, Planting Plan Overview 2, Planting Plan Section FL, Planting Plan Section FR, Planting Plan Section BL Part 1, Planting Plan Section BL Part 2, Planting plan Section BC, Planting plan Section BR, A-353 PROPOSED EARTHWORKS SECTION A-A (FRONT), A-354 PROPOSED EARTHWORKS SECTION A-A, Garden paving plan Left Section, Garden paving plan Right Section

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

Informative(s):

- 1 Reasons for granting permission-  
Condition 7 of planning permission 2023/0207/P dated 29/11/2023 requires the submission and approval of details in respect of hard and soft landscaping and

means of enclosure of all un-built, open areas in association with the erection of 3 storey side extension to provide 3 self-contained flats with front cycle and refuse stores, following demolition of existing 2 storey side garage extension and 1- bed flat.

The proposed planting would preserve the visual amenity and character of the host building and surrounding area. Furthermore, the submitted details would ensure that the biodiversity and drainage conditions would be preserved and the planting will include a broad range of species that will enhance the biodiversity of site.

The details are considered sufficient to satisfy the requirements of the condition and it is recommended that the landscaping details be approved and condition 7 fully discharged. The full impact of the proposed development has been assessed during the original application's determination.

No objections were received prior to making this decision. The site's planning history has been considered when coming to this decision.

As such, the submitted details are in accordance with policies A2, A3, A5, D1 and D2 of the London Borough of Camden Local Plan 2017.

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with the National Planning Policy Framework.

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 grey rectangular background.

Daniel Pope  
Chief Planning Officer