

Application ref: 2024/3868/P  
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Date: 10 October 2024

**Development Management**  
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Ms Gabrielle Calver  
13  
St Anns Gardens  
London  
Greater London  
NW5 4ER  
United Kingdom

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Grant of Non-Material Amendments to planning permission**

Address:

**49 Camden Park Road**  
**London**  
**NW1 9AY**

Proposal: Non-material amendment to planning permission ref. 2022/5201/P in the form of: sash window re-instated, Juliette balcony removed, single storey rear extension roof to be glazed, picture window to replace glazed door, full height glazed window to replace sash window.

Drawing Nos: Site Location Plan, 49CPR/00-02, 49CPR/05-07 (all Rev. 4).

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 2022/5201/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- Site Location Plan, 49CPR/00-02, 49CPR/05-07 (all Rev. 4).

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

Informative(s):

1 Reason for granting approval-

This non-material amendment application seeks adjustments to the appearance of the rear patio, rear extension and rear elevation alterations approved as part of the development that has previously been granted planning permission under planning application ref. 2022/5201/P dated 17/7/2023.

There are no changes in the scale of massing of the extension proposed. The rear patio steps would be widened slightly but the patio size would not change significantly. The width of the rear extension rooflight would increase and would change from a flat roof to a shallow mono-pitched roof. The rear glazed doors to the extension would be change to become two panes instead of three. The rear door at lower ground level of the existing outrigger would be replaced with a window and the windows at ground floor level in the same part of the building would be re-arranged.

The proposed changes to the ground floor level rear window, which was to be enlarged and fitted with a rear-facing Juliet balcony, have now been removed from the scheme.

The full impact of the scheme has already been assessed by virtue of the previous permission ref. 2022/5201/P. In the context of the permitted scheme, it is considered that the amendments would not have any material effect in terms of appearance and neighbour impact. As such, the proposals are therefore regarded as a non-material variation of the approved scheme.

As such, no objections to this application have been received. The planning history of the site has been taken into account when coming to this decision.

As such, the proposed development is in general accordance with policies A1, D1 and D2 of the Camden Local Plan 2017. The proposed development also accords with the London Plan 2021 and the National Planning Policy Framework 2023.

- 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 17th July 2023 under reference number 2022/5201/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 2021.

Yours faithfully



Daniel Pope  
Chief Planning Officer

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