

Application ref: 2024/3700/P
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Date: 10 October 2024

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Neighbourhood Studio Ltd
Studio 112
Bradbury Works
3 Bradbury Street
N16 8JN
United Kingdom

Dear Sir/Madam,

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

Flat 1
117 Canfield Gardens
London
NW6 3DY

Proposal:

Details of louvres and facing materials required by condition 4 of planning permission 2020/3945/P dated 01/12/21 for 'Erection of two storey rear extension incorporating basement floor following demolition of existing extension'.

Drawing Nos: Condition 4, Material specification Facing Brick P130 Rev A; External Louvres & South Facade Details P605 Rev A & External Louvres East Facade Details P653

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

Informative(s):

1 Reasons for granting approval

The delegated report for the original approval states that the "extension would have a contemporary form and design and the southern and eastern elevation would have vertical louvres set in front of the glazed elevations". The report also noted that "the western elevation would be finished in yellow brickwork and so would have a sympathetic relationship with the rear elevation of the host property".

The submission includes details of the brick and the louvres. The brick would

be Funton Old Chelsea Yellow manufactured by Ibstock. This is a stock, facing brick that is brown / buff / multi in colour with a light texture. The appearance of the proposed brick would be sympathetic to the host property and is consistent with the approved scheme.

The 200mm louvres would be Pilkington 'Stypolite' textured glass with a med/high obscuration. This would mitigate overlooking of both the communal garden and the neighbouring garden. The east elevation fixed glazing on either side of the doorway would have a steel grating (described as a metal louvre). This would have an industrial appearance which is considered acceptable for this feature doorway. The submitted details demonstrate that the appearance of the premises and the character of the adjoining area would be safeguarded.

The planning and appeal history of the site has been taken into account when coming to this decision.

The submitted details are consistent with the general expectations of the approved scheme and are acceptable in all other respects.

As such, the proposed development is in general accordance with policies D1 and D2 of the Camden Local Plan 2017.

- 2 You are reminded that condition 5 (privacy screen) of planning permission 2020/3945/P granted on 01/12/2021 is outstanding and requires details to be submitted and 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 2023.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully



Daniel Pope
Chief Planning Officer