

Application ref: 2024/4154/P
Contact: Ewan Campbell
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Date: 22 October 2024

Development Management
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Green and Teggin Architects
28 Lausanne Road
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Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
1 Lawford Road
London
NW5 2LH

Proposal:
Details for condition 4 (Green roof) for planning permission 2024/0816/P dated 18/06/2024 for 'Demolition of existing extension and erection of a part one part two storey rear extension with timber cladding, replacement of existing windows and erection of a bike shed in the side passage.'

Drawing Nos: PR20 (Rev B), PR21 (Rev B)

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

Informative(s):

1 Reasons for granting approval

Details of a green roof have been submitted to discharge condition 4 of 2024/0816/P dated 18/06/2024. In accordance with the Council's Energy Efficiency and Adaption CPG document, the proposed green roof has a suitable substrate depth (140mm) with multiple different types of planting species and vegetation. Considering the small nature of the green roof the diversity of planting is considered acceptable. There is also maintenance

information provided which is accepted and is considered sufficient to demonstrate that the roof will be adequately maintained.

The full impact of the proposed development has already been assessed. The proposed details would not have a harmful impact on the appearance of the host building and streetscene or on neighbouring amenity.

As such, the proposed details are in general accordance with policies G1, CC1, CC2, CC3, D1, D2 and A3 of the London Borough of Camden Local Plan 2017.

- 2 You are advised that all conditions relating to planning permission/listed building consent granted on 2024/0816/P dated 18/06/2024 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 the National Planning Policy Framework. The council publishes its adopted policies online, along with detailed Camden Planning Guidance. It also provides advice on the website for submitting applications and offers a pre-application advice service.

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