

Planning Department
London Borough of Camden
5 Pancras Square
London
N1C 4AG

Date: 8 January 2025
Our reference: I:142822

Dear Sir / Madam,

West Hampstead Police Station, 21 Fortune Green Road NW6 1DX - Application for Full Planning Permission

Knight Frank have been instructed on behalf of the Mayor's Office for Policing and Crime ('the Applicant') to submit a full planning application for the proposed erection of a replacement gate and fencing.

The description of development is as follows:

"Erection of a new vehicle gate and two new pedestrian gates, together with additional fencing above two existing stretches of wall along the north west site boundary."

The application has been submitted via the Planning Portal (ref. PP-13680039). The requisite planning application fee of £363 (inclusive of the planning portal admin fee) has been paid via the Planning Portal.

The planning application has been prepared in accordance with LB Bexley's planning application validation guidelines and is supported by the following documents:

- Design and Access Statement
- Site Location Plan
- Existing Site Layout
- Proposed Site Layout
- Fortune Green Road – Existing Plan and Elevation
- Fortune Green Road – Demolition Plan and Elevation
- Fortune Green Road – Proposed Plan and Elevation
- Hillfield Road – Existing Plan and Elevation
- Hillfield Road – Demolition Plan and Elevation
- Hillfield Road – Proposed Plan and Elevations
- Fencing – Existing and Proposed Plans and Elevations
- Photo of Bush to be removed
- X2 Photos of wall where fencing proposed on top

Full details of the proposal can be found in the Design and Access Statement and the drawings listed above.

The proposals are of importance in order to ensure that the site meets relevant security requirements.

The site does not contain any Listed Buildings and is not within a Conservation Area. The south east side of the site borders the West End Green Conservation Area. One of the proposed pedestrian gates on Hillfield Road would be visible from the Conservation Area. However, the proposals are unlikely to involve any significant visual changes.

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Regulated by RICS

The gates at Fortune Green Road would necessitate the removal of one bush, which is shown in the attached photograph. The bush is about 1.7m wide and about 2m tall. The proposed loss of vegetation would therefore be well under the Biodiversity Net Gain threshold of 5m x 5m.

The proposals would necessitate the loss of one parking space. This would not impact MPS operations at the site, or have any wider impacts.

We trust you find the enclosed planning application in order and look forward to hearing confirmation of the applications validation.

Should you have any queries or require further information please contact Vincent Gabbe (Vincent.Gabbe@knightfrank.com).

Yours faithfully



Knight Frank LLP