

Application ref: 2025/1114/L
Contact: Miriam Baptist
Tel: 020 7974 8147
Email: Miriam.Baptist@camden.gov.uk
Date: 25 April 2025

Development Management
Regeneration and Planning
London Borough of Camden
Town Hall
Judd Street
London
WC1H 9JE

Phone: 020 7974 4444

planning@camden.gov.uk
www.camden.gov.uk/planning

Studio 303 Ltd
14 The Rise
Deal
CT14 8AY

Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Listed Building Consent Granted

Address:
45 Flask Walk
London
NW3 1HH

Proposal:

Alteration to rear window approved on 10/04/2017 (ref 2016/3901/L) at first-floor level (retrospective).

Drawing Nos: 1050 APL 001 Rev. D, 1050 APL 002 Rev. D, 1050 APL 003 Rev. E, 1050 APL 004 Rev. C, 1050 APL 005 Rev. D, 651 NMA 002, 1050 APL 007 Rev. E, 1050 APL 008 Rev. B, 1050 ASU 001 Rev.A, 1050 ASU 002 Rev.A, 1050 ASU 003 Rev.A, 1050 ASU 004 Rev.A, 1050 ASU 005 Rev.A, 1050 ASU 006 Rev.A, 1050 ASU 007 Rev.A, Basement structural drawings numbered 01 rev P8, 02 rev P2, 03 rev P1, 04 rev P7, 05 rev P6, 06 rev P4, 07 rev P1, 09 rev P1; Planning, Heritage, Design and Access Statement dated June 2016; Basement Impact Assessment ref: J16035 dated May 2016 and Supplementary BIA information received 07/12/2016; Arboricultural Survey (BS5837:2012) & Impact Assessment Report dated 14th July 2015 and Addendum Arboricultural Note dated 4th August 2015.

The Council has considered your application and decided to grant Listed Building Consent subject to the following condition(s):

Conditions And Reasons:

- 1 The development hereby permitted shall be carried out in accordance with the following approved plans: 1050 APL 001 Rev. D, 1050 APL 002 Rev. D, 1050

APL 003 Rev. E, 1050 APL 004 Rev. C, 1050 APL 005 Rev. D, 651 NMA 002, 1050 APL 007 Rev. E, 1050 APL 008 Rev. B, 1050 ASU 001 Rev.A, 1050 ASU 002 Rev.A, 1050 ASU 003 Rev.A, 1050 ASU 004 Rev.A, 1050 ASU 005 Rev.A, 1050 ASU 006 Rev.A, 1050 ASU 007 Rev.A, Basement structural drawings numbered 01 rev P8, 02 rev P2, 03 rev P1, 04 rev P7, 05 rev P6, 06 rev P4, 07 rev P1, 09 rev P1; Planning, Heritage, Design and Access Statement dated June 2016; Basement Impact Assessment ref: J16035 dated May 2016 and Supplementary BIA information received 07/12/2016; Arboricultural Survey (BS5837:2012) & Impact Assessment Report dated 14th July 2015 and Addendum Arboricultural Note dated 4th August 2015.

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

Informative(s):

- 1 You are advised that any works of alterations or upgrading not included on the approved drawings which are required to satisfy Building Regulations or Fire Certification may require a further application for listed building consent.
- 2 This approval does not authorise the use of the public highway. Any requirement to use the public highway, such as for hoardings, temporary road closures and suspension of parking bays, will be subject to approval of relevant licence from the Council's Streetworks Authorisations & Compliance Team, 5 Pancras Square c/o Town Hall, Judd Street London WC1H 9JE (Tel. No 020 7974 4444). Licences and authorisations need to be sought in advance of proposed works. Where development is subject to a Construction Management Plan (through a requirement in a S106 agreement), no licence or authorisation will be granted until the Construction Management Plan is approved by the Council.
- 3 All works should be conducted in accordance with the Camden Minimum Requirements - a copy is available on the Council's website (search for 'Camden Minimum Requirements' at www.camden.gov.uk) or contact the Council's Noise and Licensing Enforcement Team, 5 Pancras Square c/o Town Hall, Judd Street London WC1H 9JE (Tel. No. 020 7974 4444)

Noise from demolition and construction works is subject to control under the Control of Pollution Act 1974. You must carry out any building works that can be heard at the boundary of the site only between 08.00 and 18.00 hours Monday to Friday and 08.00 to 13.00 on Saturday and not at all on Sundays and Public Holidays. You must secure the approval of the Council's Noise and Licensing Enforcement Team prior to undertaking such activities outside these hours.

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 positioned above the printed name and title.

Daniel Pope
Chief Planning Officer