

Mr Annabel Brown  
Annabel Brown Architect  
17 High Street  
Maldon Essex  
CM9 5PE

Application Ref: **2012/6394/P**  
Please ask for: **Carlos Martin**  
Telephone: 020 7974 **2717**

21 January 2013

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)  
Town and Country Planning (Development Management Procedure) Order 2010  
Town and Country Planning (Applications) Regulations 1988

### **Variation or Removal of Condition(s) Granted**

Address:  
**30 Princess Road**  
**London**  
**NW1 8JL**

Proposal:  
Variation of condition 3 (approved plans) and removal of condition 4 (green roof details) of planning permission dated 24/08/12 (Ref: 2012/3566/P for the erection of a single storey rear infill extension with green roof to lower ground floor level of dwelling house), namely to reconfigure the staircase to front lightwell, to remove the green roof and to replace the patio doors.

Drawing Nos:  
Superseded drawings- 0718 07A; -09A; & 10A.  
Drawings for approval- A12372/PP03A; -SUR02; 0718 01; 02; 03; 04; 05; 06A; & 08A.

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

Condition(s) and Reason(s):



- 1 Condition 3 of the planning permission granted on 24/08/2012 under reference number 2012/3566/P shall be replaced by the following condition:

#### REPLACEMENT CONDITION 3

The development hereby permitted shall be carried out in accordance with the following approved plans- A12372/PP03A; -SUR02; 0718 01; 02; 03; 04; 05; 06A; & 08A.

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

- 2 The flat roof of the hereby approved extension shall not be used as a terrace or sitting area unless otherwise approved in writing by the local planning authority.

Reason: In order to prevent overlooking of neighbouring premises in accordance with the requirements of policy CS5 of the London Borough of Camden Local Development Framework Core Strategy and policy DP26 of the London Borough of Camden Local Development Framework Development Policies.

#### Informative(s):

- 1 This approval under Section 73 of the 1990 Act effectively varying the relevant condition of the previous planning permission is subject otherwise to the same terms, drawings, conditions (and obligations where applicable) as attached to the previous planning permission. This includes condition 1 (providing for a 3 year time period for implementation which for the avoidance of doubt commences with the date of the original decision and not this variation) but excludes condition 4, which this permission effectively removes.
- 2 Reasons for granting permission.

The proposed variation of condition 3 and removal of condition 4 would not materially deviate from the reasons stated for the approval of the parent permission (ref 2012/3566/P) granted on 24/08/2012. Furthermore the minor changes sought would be in general accordance with the London Borough of Camden Local Development Framework Core Strategy, with particular regard to policies CS1 (Distribution of growth), CS5 (Managing the impact of growth and development) and CS14 (Promoting high quality places and conserving our heritage); and the London Borough of Camden Local Development Framework Development Policies, with particular regard to policies DP24 (Securing high quality design), DP25 (Conserving Camden's heritage) and DP26 (Managing the impact of development on occupiers and neighbours). For a more detailed understanding of the reasons for the granting of this planning permission, please refer to the officer report.

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraphs 186 and 187 of the National Planning Policy Framework.

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