

Laura Lovatt
NORTON MAYFIELD ARCHITECTS
LLP
Spaceworks
Harland Works
John Street
Sheffield
S2 4QU

Application Ref: **2012/4449/P**
Please ask for: **Gideon Whittingham**
Telephone: 020 7974 **5180**

7 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

Approval of Details Granted

Address:
61-63 Holmes Road
London
NW5 3AN

Proposal:

Details of an access audit, to demonstrate how the development will allow inclusive access for the whole community in relation to condition 10 of outline permission granted on appeal (ref. APP/X5210/A/11/2163152) dated 12/3/2012 (2011/0201/P) for the erection of a 5 storey plus basement building comprising light industrial (Use class B1) and residential (Use class C3) following demolition of existing building.

Drawing Nos: 1214-PL-002, 1214-SK-002A, 1214-PL-101A, 1214-PL-102A, 1214-PL-300, 1214-PL-Access Audit v03

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

Informative(s):

- 1 You are advised that this permission relates only to details of an access audit, to



demonstrate how the development will allow inclusive access for the whole community with the following approved plans on drawings 1214-PL-002, 1214-SK-002A, 1214-PL-101A, 1214-PL-102A, 1214-PL-300, 1214-PL-Access Audit v03 and shall only be read in the context of the substantive permission granted on 12/03/2012 under reference number 2011/0201/P and is bound by all the conditions and obligations attached to that permission.

- 2 Your proposals may be subject to control under the Building Regulations and/or the London Buildings Acts which cover aspects including fire and emergency escape, access and facilities for people with disabilities and sound insulation between dwellings. You are advised to consult the Council's Building Control Service, Camden Town Hall, Argyle Street WC1H 8EQ, (tel: 020-7974 6941).
- 3 You are reminded that condition No.16 of planning permission granted on 12/03/2012 under reference number 2011/0201/P is outstanding and requires details to be submitted and approved. It is noted that details relating to condition Nos.11 and 12 have been submitted and are currently being assessed.
- 4 Reasons for granting permission.
The proposed development is in general accordance with the London Borough of Camden Local Development Framework Core Strategy, with particular regard to policies CS5 (Managing the impact of growth and development), (CS6) Providing quality homes and the London Borough of Camden Local Development Framework Development Policies, with particular regard to policies (DP6) Lifetime homes and wheelchair homes, (DP29) Improving access and (DP30) Shopfronts. 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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