

Mr Tim Sturgess
Indigo Planning Ltd
Swan Court
Worple Road
London
SW19 4JS

Application Ref: **2012/4360/P**
Please ask for: **Rob Tulloch**
Telephone: 020 7974 **2516**

30 October 2012

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

Householder Application Granted and Warning of Enforcement Action

Address:
4 John Street
London WC1N
and
5 - 6 Kings' Mews
London WC1N

Proposal:
Retention of a timber structure for a temporary period until 31 October 2014 as an extension to the rear garden of the 4 John Street at and covering an area of parking at 5- 6 King's Mews.

Drawing Nos: Site Location Plan; 101-01-01; 02; 03; 05; 06; 07, 07A; Design and Access Statement by Indigo Planning dated August 2012; Heritage Statement by Indigo Planning dated September 2012; Photo brochure

The Council has considered your application and decided to grant permission subject to the following conditions:

Conditions and Reasons:



- 1 The development hereby permitted shall be carried out in accordance with the following approved plans: Site Location Plan; 101-01-01; 02; 03; 05; 06; 07, 07A; Design and Access Statement by Indigo Planning dated August 2012; Heritage Statement by Indigo Planning dated September 2012; Photo brochure

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

- 2 The structure hereby permitted is for a temporary period only and shall be removed on or before 31st October 2014.

Reason: The type of structure is not such as the Council is prepared to approve, other than for a limited period, in view of its appearance. The permanent retention of the structure would be contrary to the requirements of policy CS14 (Promoting high quality places and conserving our heritage) of the London Borough of Camden Local Development Framework Core Strategy and policies DP24 (Securing high quality design) and DP25 (Conserving Camden's heritage) of the London Borough of Camden Local Development Framework Development Policies.

Informatives:

- 1 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).
- 2 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 are advised to consult the Council's Compliance and Enforcement team [Regulatory Services], Camden Town Hall, Argyle Street, WC1H 8EQ (Tel. No. 020 7974 4444 or on the website <http://www.camden.gov.uk/ccm/content/contacts/council-contacts/environment/contact-the-environmental-health-team.en> or seek prior approval under Section 61 of the Act if you anticipate any difficulty in carrying out construction other than within the hours stated above.
- 3 Reasons for granting temporary 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) 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 officers report.

- 4 You are advised that whilst the proposal is considered acceptable for a temporary period of time until 31 October 2014, the Council are unlikely to grant a further extension to the temporary consent.
- 5 You are advised that the elevational changes hereby approved should be implemented in accordance with the approved plans within two months of the date of this decision otherwise the Council may take enforcement action.

Disclaimer

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