

Mr Raymond Lam
Smith Lam Architects
1 Canfield Place
London
NW6 3BT

Application Ref: **2012/0250/P**
Please ask for: **Ben Le Mare**
Telephone: 020 7974 **1278**

3 April 2012

Dear Sir/Madam

DECISION

Town and Country Planning Acts 1990 (as amended)
Town and Country Planning (General Development Procedure) Order 1995
Town and Country Planning (Applications) Regulations 1988

Full Planning Permission Granted

Address:
Lynne Court
200 Goldhurst Terrace
London
NW6 3HL

Proposal:

Amendment to planning permission dated 26/10/09 (ref. 2009/1620/P) for refurbishment and remodelling of existing block of flats including the erection of 2x 4 storey extensions to rear of block and an additional floor at roof level with terraces on east and west elevations, green roof and solar panels, alterations to all elevations including juliet balconies, rendering, green wall and new canopy over front entrance, with associated landscaping works namely, to install a bicycle storage enclosure in rear garden (retrospective).

Drawing Nos: Site Location Plan (1:1250); 20_410a; 20_411.

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

Condition(s) and Reason(s):

- 1 The development hereby permitted shall be carried out in accordance with the



following approved plans: Site Location Plan (1:1250); 20_410a; 20_411.

Reason:

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

- 2 The planters and trellis shown on the hereby approved drawings shall be in place within 1 month of the date of the decision notice and permanently retained and maintained thereafter.

Reason: To safeguard the appearance of the garden area and the character of the immediate area in accordance with the requirements of policy CS14 of the London Borough of Camden Local Development Framework Core Strategy and policy DP24 and DP25 of the London Borough of Camden Local Development Framework Development Policies.

Informative(s):

- 1 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) 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.

- 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 2363).
- 3 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.
- 4 You are reminded that you need to comply with the conditions attached to the

original planning permission (2009/1620/P) granted 26/10/2009 and amendments (2010/4244/P) granted 18/10/2010 which this permission amends.

It is important to us to find out what our customers think about the service we provide. To help us in this respect, we would be very grateful if you could take a few moments to complete our online survey at the following website address: www.camden.gov.uk/dmfeedback. We will use the information you give us to help improve our services.

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