

Mr Martin Bhatia  
Colvin and Moggridge  
The Old House  
2 Wellesley Court Road  
Croydon  
Surrey  
CR0 1LE

Application Ref: **2011/3757/P**  
Please ask for: **Lauren McMahon**  
Telephone: 020 7974 **6807**

9 November 2011

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:  
**Beechwood  
43 Hampstead Lane  
Haringey  
London  
N6 4RT**

#### **Proposal:**

Site alterations including: replacement of chainlink and barbed wire boundary fence with steel railing and willow screen; amendments to paving of the terrace; resurfacing the forecourt with red asphalt; removal of redundant paths and laying of new paths; relocation of Gazebo from terrace to the middle of the garden; two new stone terraces; and two new retaining walls within the garden.

Drawing Nos: 1257.011 B, 012, 013, 014, 015, 016, 017, 018, 018.1, 021 Rev G;  
Arboricultural Survey and Tree Protection Plan and Arboricultural Method Statement by  
Quaife Woodlands AR/2623/te dated 21st October 2011.

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 must be begun not later than the end of three years from the date of this permission.

Reason: In order to comply with the provisions of Section 91 of the Town and Country Planning Act 1990 (as amended).

- 2 The development hereby permitted shall be carried out in accordance with the following approved plans 1257.011 B, 012, 013, 014, 015, 016, 017, 018, 018.1, 021 Rev G; Arboricultural Survey and Tree Protection Plan and Arboricultural Method Statement by Quaife Woodlands AR/2623/te dated 21st October 2011.

Reason:

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

Informative(s):

- 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 2363).
- 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 permission.

The proposed development is 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), CS14 (Promoting high quality places and conserving our heritage) and CS15 (Protecting and improving our parks and open spaces & encouraging biodiversity) and the London Borough of Camden Local Development Framework Development Policies, with particular regard to DP24 (Securing high quality design), DP25 (Conserving Camden's heritage) and DP26 (Managing the impact of development on occupiers and neighbours), 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.

**Disclaimer**

***This is an internet copy for information purposes. If you require a copy of the signed original please telephone Contact Camden on (020) 7974 4444***