

Mr Mike Woolner  
Firstplan  
25 Floral Street  
London  
WC2E 9DS

Application Ref: **2011/4153/P**  
Please ask for: **Elizabeth Beaumont**  
Telephone: 020 7974 **5809**

12 October 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 Subject to a Section 106 Legal Agreement**

Address:  
**51 Fitzroy Park  
London  
N6 6JA**

#### **Proposal:**

Amendments to planning permission (ref: 2009/1579/P) granted on the 21/12/2009 for the construction of a two storey residential dwelling with lower ground floor and associated landscaping. Amendments to include extension of ground floor terrace area and new door associated with this, repositioning of rooflight on ground floor terrace, new small rooflight on first floor flat roof and reduction in size of rooflight on main roof, addition of two internal flues discharging at roof level, new window and recessed metal panel on west elevation, use of stone and brick on part of the west elevation, use of stone on south elevation and variations to timber and glass at first floor level, introduction of small ventilation windows, and use of stone on east elevation.

Drawing Nos: Superseded; PL\_23; PL\_30; PL\_31; PL\_32; PL\_33; PL\_34; PL\_35.

Proposed plans; PL\_001; 002; 003; 004; 005; PL\_24; PL\_25 A; PL\_27; PL\_28; PL\_28; PL\_36; PL\_37; PL\_38; PL\_39; PL\_40; PL\_41; PL42; 6960/02 Rev B; 6960/01; Arboricultural Report (Ref: JTK/6960/RevA/so); Sustainability Statement; Visual Impact Assessment; Planning Report; Ground Condition & Substructure; Letter from Barton Engineers dated 21/05/09; Construction Management plan June 2009 Draft 2; Construction



## Management Plan Addendum.

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 PPL\_001; 002; 003; 004; 005; PL\_24; PL\_25 A; PL\_27; PL\_28; PL\_28; PL\_36; PL\_37; PL\_38; PL\_39; PL\_40; PL\_41; PL42; 6960/02 Rev B; 6960/01; Arboricultural Report (Ref: JTK/6960/RevA/so); Sustainability Statement; Visual Impact Assessment; Planning Report; Ground Condition & Substructure; Letter from Barton Engineers dated 21/05/09; Construction Management plan June 2009 Draft 2; Construction Management Plan Addendum

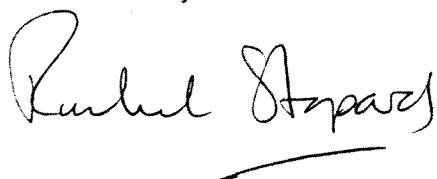
Reason: For the avoidance of doubt and in the interest of proper planning.

### Informative(s):

- 1 You are advised that this permission relates only to the extension of ground floor terrace area and new door associated with this, repositioning of rooflight on ground floor terrace, new small rooflight on first floor flat roof and reduction in size of rooflight on main roof, addition of two internal flues discharging at roof level, new window and recessed metal panel on west elevation, use of stone and brick on part of the west elevation, use of stone on south elevation and variations to timber and glass at first floor level, introduction of small ventilation windows, and use of stone on east elevation and shall only be read in the context of the substantive permission granted on 21/12/2009 under reference number 2009/1579/P and is bound by all the conditions and obligations attached to that permission.
- 2 Your attention is drawn to the fact that there is a separate legal agreement with the Council which relates to the development for which this permission is granted. Information/drawings relating to the discharge of matters covered by the Heads of Terms of the legal agreement should be marked for the attention of the Planning Obligations Officer, Sites Team, Camden Town Hall, Argyle Street, WC1H 8EQ

Your attention is drawn to the notes attached to this notice which tell you about your Rights of Appeal and other information.

Yours faithfully



Rachel Stopard

Director of Culture & Environment

It's easy to make, pay for, track and comment on planning applications on line. Just go to [www.camden.gov.uk/planning](http://www.camden.gov.uk/planning).

