

<b>Delegated Report</b>	<b>Analysis sheet</b>	<b>Expiry Date:</b>	<b>02/03/2011</b>
	N/A / attached	<b>Consultation Expiry Date:</b>	<b>28/02/2011</b>

<b>Officer</b>	<b>Application Number(s)</b>
David Glasgow	2011/0060/P

<b>Application Address</b>	<b>Drawing Numbers</b>
19b Gillies Street London NW5 4DN	Refer Draft Decision Notice

<b>PO 3/4</b>	<b>Area Team Signature</b>	<b>C&amp;UD</b>	<b>Authorised Officer Signature</b>

<b>Proposal(s)</b>
Replacement of 3 windows to the rear elevation at existing flat (class C3).

<b>Recommendation:</b>	<b>Grant Planning Permission</b>
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<b>Application Type:</b>	<b>Full Planning Permission</b>
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<b>Conditions or Reasons for Refusal:</b>	Refer to Draft Decision Notice
<b>Informatives:</b>	

<b>Consultations</b>
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<b>Adjoining Occupiers:</b>	No. notified	<b>00</b>	No. of responses	<b>00</b>	No. of objections	<b>00</b>
			No. electronic	<b>00</b>		

<b>Summary of consultation responses:</b>	A site notice was displayed on 07/01/2011 expiring on 28/02/2011. No responses were received as a result.
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<b>CAAC/Local groups* comments:</b> *Please Specify	N/A
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<b>Site Description</b>
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The site is a three storey residential property divided into flats located on the east side of Gilles Street. The building is not listed nor located within a conservation area.

<b>Relevant History</b>
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There is no relevant history to the present application.

## **Relevant policies**

### **LDF Core Strategy and Development Policies**

#### **Camden Planning Guidance**

##### Relevant Policies in Camden Core Strategy

CS1 - Distribution of growth

CS5 - Managing the impact of growth and development

CS14 - Promoting high quality places and conserving our heritage

##### Relevant Policies in Camden Development Policies

DP24 - Securing High quality design

DP26 - Managing the impact of development on occupiers and neighbours

## **Assessment**

### **Proposal**

It is proposed to replace three rear windows at the subject property with new double glazed uPVC windows. The windows will occupy the same openings and use the same glazing pattern as the original timber windows.

### **Design**

As the property is not located within a conservation area the proposed replacement windows are not considered to harm the appearance of the building or the streetscene and are considered acceptable.

### **Amenity**

The proposed replacement windows will have no impact on amenity of neighbouring properties.

### **Recommendation**

Grant Planning Permission.

### **Disclaimer**

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