

Mrs Beverly Bonner  
7 Belsize Court Garages  
London  
NW3 5AJ

Application Ref: **2010/4218/P**  
Please ask for: **Carlos Martin**  
Telephone: 020 7974 **2717**

30 September 2010

Dear 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:

**Flat B**  
**12 Belsize Park Gardens**  
**London**  
**NW3 4LD**

Proposal:

Alterations, involving extending three window sills to ground level and replacing a window with a door on the side elevation, as a revision to planning permission ref. 2008/5401/P granted on 17/12/2008 for alterations including repositioning of existing front door on side elevation and alterations to windows at front and side at lower ground floor level in connection with the (front) lower ground floor flat (Class C3).

Drawing Nos: 064\_D\_01 A; 064\_D\_02 A; & Proposed Elevation A-A (Side).

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

Conditions and Reasons:



- 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 All new external work shall be carried out in materials that resemble, as closely as possible, in colour and texture those of the existing building, unless otherwise specified in the approved application.

Reason: To safeguard the appearance of the premises and the character of the immediate area in accordance with the requirements of policies B1 and B7 of the London Borough of Camden Replacement Unitary Development Plan 2006; 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 Development Policies Development Plan.

- 3 The development hereby permitted shall be carried out in accordance with the following approved plans: 064\_D\_01 A; 064\_D\_02 A; & Proposed Elevation A-A (Side).

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

#### 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 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 Planning and Public Protection Division (Compliance and Enforcement Team), Camden Town Hall, Argyle Street, WC1H 8EQ (Tel. No. 020 7974 5613 or by email [ppp@camden.gov.uk](mailto:ppp@camden.gov.uk) or on the website [www.camden.gov.uk/pollution](http://www.camden.gov.uk/pollution)) 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 policy requirements of the London Borough of Camden Replacement Unitary Development Plan 2006, with particular regard to policies B1 (General design principles), B3 (Alterations and extensions) and B7 (Conservation areas); the London Borough of Camden Local Development Framework Core Strategy, with particular regard to policy CS14

(Promoting high quality places and conserving our heritage); and the London Borough of Camden Development Policies Development Plan, with particular regard to policies DP24 (Securing high quality design) and DP25 (Conserving Camden's heritage). For a more detailed understanding of the reasons for the granting of this planning permission, please refer to the officer's report.

**Disclaimer**

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