

Delegated Report		Analysis sheet		Expiry Date:		18/05/2010	
		N/A / attached		Consultation Expiry Date:		N/A	
Officer				Application Number(s)			
Hannah Parker				2010/1886/P			
Application Address				Drawing Numbers			
137A King Henry's Road London NW3 3RD				See Decision Notice			
PO 3/4	Area Team Signature	C&UD	Authorised Officer Signature				
Proposal(s)							
Amendments (relating to the adjustment of party wall at the side boundary between 137 & 139 King Henry's Road) to planning permission granted 04/08/2009 (2009/2298/P) for the erection of a side and rear extension to existing garden flat (Class C3).							
Recommendation(s):		Grant					
Application Type:		Non Material Amendments					
Conditions or Reasons for Refusal:		Refer to Draft Decision Notice					
Informatives:							
Consultations							
Adjoining Occupiers:		No. notified	00	No. of responses	00	No. of objections	00
				No. electronic	00		
Summary of consultation responses:		This is a 28 day application which does not have a statutory consultation period.					
CAAC/Local groups* comments: <small>*Please Specify</small>		This is a 28 day application which does not have a statutory consultation period.					

Site Description

The site is a 3-storey plus basement semi-detached villa, situated on the south side of King Henry's Road. The property is divided into self-contained flats and is located within Elsworthy Conservation Area.

Relevant History

2010/0533/P 137a King's Henry Road
Amendment to approved application 2009/2298/P (Erection of a side and rear extension to existing garden flat) to include erection of rear conservatory infill extension with glazed roof, modifications to rear patio doors and reduction in size of approved rear extension.
Granted

2009/4717/P 137a King's Henry Road

Amendment to approved application 2009/2298/P (Erection of a side and rear extension to existing garden flat) to include erection of rear conservatory infill extension with glazed roof, enlargement of the rear window openings at ground floor level and alterations to the front elevation to include a traditional door with glazing surround.

Refused 14/01/2010

2009/2298/P 137a King's Henry Road

Erection of a side and rear extension to existing garden flat.

Granted 10/08/2009

Relevant policies

The proposed amendments are assessed for materiality – not on the basis of their planning merits. Planning policies therefore do not apply.

Assessment

The previous permission was for the erection of a side and rear extension to the basement flat at no.137 King Henry Road.

The current proposal relates to the adjustment of party wall at the side boundary between no. 137 &139 King Henry's Road. The bedroom wall essentially becomes the party wall.

Within this context, the proposed change would not have any harmful impact on the overall appearance of the rear elevation of the building, and is not significant enough to be considered a material amendment to the approved scheme.

Recommendation: Grant non-material amendments.

Disclaimer

This is an internet copy for information purposes. If you require a copy of the signed original please contact the Culture and Environment Department on (020) 7974 5613