

Ms Joanne Bole
40 Rochester Place
LONDON
NW1 9JX

Application Ref: **2009/4636/P**
Please ask for: **Jennifer Walsh**
Telephone: 020 7974 **3500**

15 December 2009

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:

**40 Rochester Place
London
NW1 9JX**

Proposal:

Amendments to planning application (2008/4506/P) granted on the 16/09/09 including revision to front boundary wall, alterations to windows and doors on front elevation, erection of a galvanised steel canopy above front door entrance, repositioning of velux windows on front roof slope, alterations to timber cladding on rear extension and green roof on roof of ground floor rear extension.

Drawing Nos: Site Location Plan; Existing Front Elevation; Existing Rear Elevation; Existing Ground Floor Plan; Existing First Floor Plan; Existing Section AA; Proposed Front Elevation RVA; Proposed Rear Elevation RVA; Proposed Ground Floor Plan RVA; Proposed First Floor Plan RVA; Proposed Second Floor Plan RVA; Proposed Roof Floor Plan RVA; Proposed Section RVA;

The Council has considered your application and decided to grant permission



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 Your proposals may be subject to control under the Party Wall etc Act 1996 which covers party wall matters, boundary walls and excavations near neighbouring buildings. You are advised to consult a suitably qualified and experienced Building Engineer.
- 3 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 or on the website 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.
- 4 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 SD6 (Amenity for occupiers and neighbours), B1 (General design principles), B3 (Alterations and extensions), and B7 (Conservation areas). For a more detailed understanding of the reasons for the granting of this planning permission, please refer to the officers report.
- 5 You are advised that all conditions imposed on 2008/4506/P granted subject to a Section 106 Agreement on 16/09/2009 apply to this application.

Disclaimer

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