

Simon Prentis Associates
Flat B 26 Wedderburn Road,
London,
NW3 5QG

Application Ref: **2009/2555/P**
Please ask for: **Jamie Forsman**
Telephone: 020 7974 **2624**

16 November 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:
241 Haverstock Hill
London
NW3 4PR

Proposal:
Conversion of ground and first floor maisonette and a second floor flat to single family dwelling house (Class C3)

Drawing Nos: Site Location; Ground Floor (Existing); Ground Floor (Proposed); 1st Floor (Existing); 1st Floor (Proposed); 2nd Floor (Existing); 2nd Floor (Proposed)

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 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).



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 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.
- 3 You are advised that policy H7 of the Replacement Unitary Development Plan 2006 encourages all new housing developments to be accessible to all and meet "Lifetime Homes" standards, and the Council welcomes any measures that can be introduced to facilitate this. You are advised to consult the Access Officer, Camden Town Hall, Argyle Street WC1H 8EQ, (tel: 020-7974 2310) to ensure that the internal layout of the building is acceptable with regards to accessibility by future occupiers and their changing needs over time.
- 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), B7 (Conservation areas), H1 (New housing), H3 (Protecting Existing Housing), H7 (Lifetime homes and wheelchair housing), H8 (Mix of units), T9 (Impact on parking). For a more detailed understanding of the reasons for the granting of this planning permission, please refer to the officers report.

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