

Delegated Report		Analysis sheet		Expiry Date:		21/11/2007	
		N/A / attached		Consultation Expiry Date:		-	
Officer				Application Number(s)			
Joanna Ecclestone				2007/4625/L			
Application Address				Drawing Numbers			
13A Downshire Hill London NW3 1NR				Refer to decision notice			
PO 3/4	Area Team Signature	C&UD	Authorised Officer Signature				
Proposal(s)							
Details of windows, doors and openings pursuant to condition 2a and 2b of listed building consent dated 24th November 2003 (ref. 2003/2052/L) (for the erection of a full width single storey rear extension, including part demolition of an existing extension and reconfiguration of the patio area and access to the garden together with internal alterations, to provide additional habitable floorspace for a single family dwelling house).							
Recommendation(s):		Discharge condition					
Application Type:		Approval of Details (Listed Building)					
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:	N/a						
CAAC/Local groups* comments: *Please Specify	N/a						

Site Description

Early 19th century semi detached villa used as a single dwelling house. It is grade II listed building and falls within the Hampstead conservation area..

Relevant History

2003/2052/L & 2003/2051/P – LBC & PP granted for the erection of full width single storey rear extension, including alterations to an existing extension and reconfiguration of the patio area and access to the garden, to provide additional habitable floorspace for a single family dwelling house.

Relevant policies

B6 – listed buildings

Assessment

Condition 2 required the submission of details of a) sections and elevations of new doors and windows in the rear extension, and b) section and elevation of the door opening in the left hand rear room, including architrave and joinery.

The details submitted for both parts of the condition show appropriately detailed joinery which respects the character of existing detailing on the building, and I am content that they are adequate to discharge the condition.