

Peter Abbott
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THEYDON BOIS
CM16 7LU

Application Ref: **2007/2669/P**
Please ask for: **Conor McDonagh**
Telephone: 020 7974 **5562**

01 October 2007

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:
**38 Downshire Hill
London NW3 1NU**

Proposal:
Erection of a single storey rear conservatory and refurbishment of existing rear extension to a single family dwelling house.
Drawing Nos: Site Location Plan DH/38/07; Drawing No. DH/38/09; 08; 05; 06;

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).

- 2 Notwithstanding the details and annotations shown on the approved drawing samples, manufacturer's details and revised fully annotated drawings of new facing



materials for the refurbished extension shall be submitted to and approved in writing by the Council before the relevant part of the work is begun

The relevant part of the works shall then be carried in accordance with the approved details

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy B6 of the London Borough of Camden Replacement Unitary Development Plan 2006.

Informative(s):

1 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, B3, B6, B7 and SD6. For a more detailed understanding of the reasons for the granting of this planning permission, please refer to the officers report.

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 Environmental Health Service, Camden Town Hall, Argyle Street, WC1H 8EQ (Tel. No. 020 7974 2090 or by email env.health@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 Your proposals may be subject to control under the Building Regulations and/or the London Buildings Acts. You are advised to consult the Council's Building Control Service, Camden Town Hall, Argyle Street WC1H 8EQ, (tel: 020-7974 2363).

4 The facing materials for the existing rear extension should be of a more lightweight cladding in order to minimise the overall bulk at the rear of the listed building.

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