

Mr David Hingamp
Archic
5 Grenier Appartments
18 Gervase Street
LONDON
SE15 2RS

Application Ref: **2007/3370/P**
Please ask for: **Tania Skelli-Yaoz**
Telephone: 020 7974 **2516**

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:

12 Chesterford Gardens
London
NW3 7DE

Proposal:

Erection of single-storey summerhouse in rear garden for ancillary use by existing single-family dwellinghouse (Class C3)

Drawing Nos: 1; 2; 3; 4; 5; 6; 7; 8; 9; 10; Tree Survey: 6A; and letters from Ar'chic dated 03.07.07 and 31.07.07.

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 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 S1, S2, SD1, SD6, N8, B1, B3 and B7. For a more detailed understanding of the reasons for the granting of this planning permission, please refer to the officers report.
- 2 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).
- 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 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.
- 4 You are reminded that the summerhouse hereby approved shall only be naturally ventilated (as confirmed in the letter from Ar'chic dated 31.07.07) and that this permission does not approve the installation of any mechanical equipment. The extractor hob shown on the drawings hereby approved is to allow natural extraction. Should you wish to install any mechanical equipment a further planning application will be required. Such an application would have to comply with the requirements of the Environmental Health Department and Consumer Protection Service (Pollution Team), Camden Town Hall, Argyle Street, WC1H 8EQ, (tel: 020 7974 6767).

Disclaimer

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