

3531/P-3

RECEIVED 04 MAR 2004



Development Control
Planning Services
London Borough of Camden
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Webb
82 Brondesbury Villas
London
NW6 6AD

Application Ref: **2003/3531/P**
Please ask for: **Kieron Hodgson**
Telephone: 020 7974 2643

02 February 2004

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:
Flat Basement And Ground Floor
108 Belsize Road
London
NW6 4BG

Proposal:

The erection a replacement existing front porch to match adjoining property; the demolition of the existing and the erection of a new front garden wall to match adjoining property; the replacement of the existing rear door and window with 2 glazed doors.

Drawing Nos: 907.0101 - 0104; 0201 - 0204 (all X suffix)

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 five 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 The proposed replacement window and doors shall be constructed with timber frames and shall thereafter be permanently maintained and retained as such.

Reason: To protect and preserve the character and appearance of the building and the Swiss Cottage Conservation Area in accordance with policies EN21 and EN31 of the adopted Camden Unitary Development Plan 2000.

- 3 The proposed front porch and boundary wall shall match the adjoining ones in this terrace in terms of materials, texture, colour, design and detailed execution.

Reason: To safeguard the appearance of the premises and the character of the immediate area in accordance with the requirements of policies EN1 and EN13 and EN31 of the London Borough of Camden Unitary Development Plan 2000.

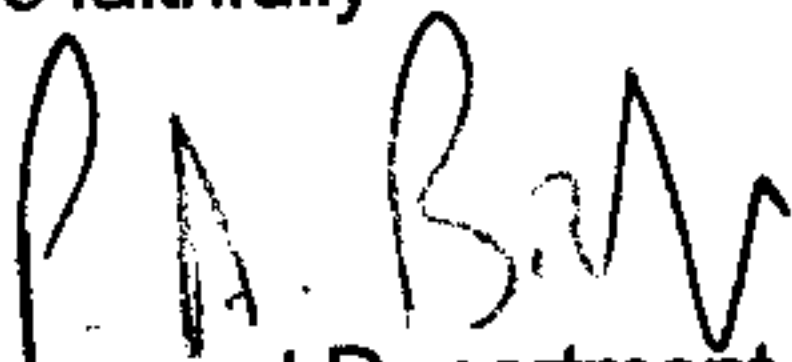
Informative(s):

- 1 Reasons for granting permission.

The proposed development is in general accordance with the policy requirements of the adopted London Borough of Camden Unitary Development Plan 2000, with particular regard to policies EN21 and EN31. For a more detailed understanding of the reasons for the granting of this planning permission, please refer to the officers report.

Your attention is drawn to the notes attached to this notice which tell you about your Rights of Appeal and other information.

Yours faithfully



Environment Department

(Duly authorised by the Council to sign this document)