

<b>Delegated Report</b>		<b>Analysis sheet</b>		<b>Expiry Date:</b>		03/06/2014	
		N/A		<b>Consultation Expiry Date:</b>		30/04/2014	
<b>Officer</b>				<b>Application Number(s)</b>			
Sam Watts				2014/1987/P			
<b>Application Address</b>				<b>Drawing Numbers</b>			
4B Holmdale Road London NW6 1BP				See decision notice			
<b>PO 3/4</b>		<b>Area Team Signature</b>		<b>C&amp;UD</b>		<b>Authorised Officer Signature</b>	
<b>Proposal(s)</b>							
Installation of sliding doors to rear elevation							
<b>Recommendation(s):</b>		Grant conditional planning permission.					
<b>Application Type:</b>		Full Planning Permission					
<b>Conditions or Reasons for Refusal:</b>		Refer to Draft Decision Notice					
<b>Informatives:</b>							
<b>Consultations</b>							
<b>Adjoining Occupiers:</b>		No. notified	14	No. of responses	00	No. of objections	00
				No. electronic	00		
<b>Summary of consultation responses:</b>		No responses received.					
<b>CAAC/Local groups* comments:</b> *Please Specify		N/A					

## **Site Description**

The site consists of a lower ground floor and ground floor maisonette located in a terraced dwelling with habitable roofspace located on the west side of Holmdale Road. The site is not located in a conservation area nor is it listed.

## **Relevant History**

**2014/3189** – Single storey rear extension and replacement of door with window at rear ground floor-  
**Pending decision.**

## **Relevant policies**

### **LDF Core Strategy and Development Policies**

CS5 (Managing the impact of growth and development)

CS14 (Promoting high quality places and conserving our heritage)

DP24 (Securing high quality design)

DP26 (Managing the impact of development on occupiers and neighbours)

### **Camden Planning Guidance**

CPG1 (Design) (2013)

CPG6 (Amenity) (2011)

### **The London Plan (2011)**

### **The NPPF 2012**

## **Assessment**

### **Proposal:**

The proposal is for the installation of white powder coated aluminium sliding doors to the lower ground floor rear elevation.

### **Design:**

Camden Planning Guidance advises that:

- Alterations should always take into account the character and design of the property and its surroundings.
- Windows, doors and materials should complement the existing building.

The sliding doors would not be seen from the front elevation and as such would have no detrimental impact on the streetscene. Following from this, the materials used would complement and enhance the building and would not be insensitive to its appearance and as such are in accordance with policy DP24 paragraphs 15 and 16.

### **Amenity:**

The proposal would not lead to any loss of privacy, overshadowing or have any overbearing impact on the neighbouring properties and is therefore in accordance with CPG6 and DP26.

**Recommendation:** Grant planning permission.