

Delegated Report		Analysis sheet		Expiry Date:		10/04/2014	
		N/A / attached		Consultation Expiry Date:		20/03/2014	
Officer				Application Number(s)			
Neil Collins				2014/1146/P			
Application Address				Drawing Numbers			
Canterbury Mansions Lymington Road Kilburn NW6 1SE				See draft Decision Notice			
PO 3/4		Area Team Signature		C&UD		Authorised Officer Signature	
Proposal(s)							
Replacement of 3no. temporary antennas and supporting structures with permanent antennas and supporting structures; retention of existing 300mm dish antenna, equipment cabinets, cable trays and handrailing; installation of equipment cabinet and development ancillary thereto.							
Recommendation(s):		GRANT Planning Permission					
Application Type:		Full Planning Permission					
Conditions or Reasons for Refusal:		Refer to Draft Decision Notice					
Informatives:							
Consultations							
Adjoining Occupiers:		No. notified	30	No. of responses	00	No. of objections	00
				No. electronic	00		
Summary of consultation responses:		Advertised: 27/02/2014 Site notice: 26/02/2014					
CAAC/Local groups comments:		No responses received.					

Site Description

Canterbury Mansions is a four storey building with attic level and is located on the southeast corner of West End Lane and Lymington Road.

The site is located immediately beside the commercial area of West Hampstead. It is located within the West End Green Conservation Area. The building is identified as making a positive contribution.

Relevant History

2012/6322/P - Creation of bicycle store at ground floor level over existing open basement lightwell includes installation of canopy over and gates to enclose store off Lymington Road and associated alterations to refuse bay all in connection with existing residential units (Class C3).
Appeal Allowed 04/02/2013

Relevant policies

National Planning Policy Framework (NPPF) 2012

LDF Core Strategy and Development Policies

Core Strategy

CS1 – Distribution of growth

CS5 – Managing the impact of growth and development

CS14 – Promoting high quality places and conserving our heritage

Development Policies

DP22 – Promoting sustainable design and construction

DP24 – Securing high quality design

DP25 – Conserving Camden's heritage

DP26 – Managing the impact of development on occupiers and neighbours

Camden Planning Guidance 2011

CPG1 – Design

West End Green Conservation Area Appraisal and Management Strategy 2011

Assessment

Proposal

The application seeks permission for replacement antennae and supporting structures and equipment. The replacement structures would be located in the centre of the roof.

Design

The antennas would be located on the roof of the building alongside other existing plant. It would not be visible from ground level and it is not considered that there would be any significant impact upon the appearance of the building as a result.

Amenity

There would be no impact upon neighbour amenity as a result of the development.