

Mr Colin Erridge
PKS Architects LLP
8 Cliff Road Studios
London
NW1 9AN

Application Ref: **2014/4669/P**
Please ask for: **Jenna Litherland**
Telephone: 020 7974 **3070**

10 September 2014

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
43 Belsize Lane
London
NW3 5AU

Proposal:
Details pursuant to condition 12 (green roof details) following planning permission granted 16/8/2013 (2013/1820/P) for the demolition of existing retail showroom & flat (Class A1/C3), excavation to provide a basement level including a raised terraced area at rear, erection of new timber gate, all in connection with the creation of a 2 storey dwelling house (Class C3).
Drawing Nos: 43 Belsize Lane - Green roof specification and maintenance; 100-05-C4; 521-05-C3; 522-03-C2.

The Council has considered your application and decided to grant permission.

Informative(s):

- 1 The proposal includes both an extensive green roof and a sedum green roof. The submitted details satisfactorily demonstrate that the green roof is suitably designed and secures measures for on-going maintenance. The green roof will improve the biodiversity value of the site.



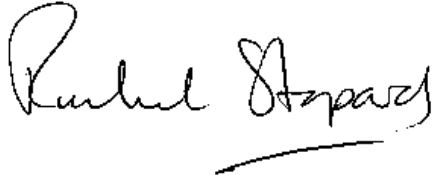
As such, the proposed development is in general accordance with policies CS13, CS14, CS15 and CS16 of the London Borough of Camden Local Development Framework Core Strategy, and policies DP22, DP23, DP24 and DP32 of the London Borough of Camden Local Development Framework Development Policies. The proposed development also accords with policies 5.3, 5.10, 5.11 of the London Plan 2011; and paragraphs 14, 17 of the National Planning Policy Framework.

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraphs 186 and 187 of the National Planning Policy Framework.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully

A handwritten signature in black ink, appearing to read 'Rachel Stopard', with a horizontal line underneath it.

Rachel Stopard
Director of Culture & Environment