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**Development Control  
Planning Services**  
London Borough of Camden  
Town Hall  
Argyle Street  
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CALFORD SEADEN PARTNERSHIP  
(FAO MR. DENNIS CROFT)  
ST. JOHN'S HOUSE  
1A KNOLL RISE  
ORPINGTON  
KENT  
BR6 0JX

Application No: PSX0104730/R2

22nd July 2002

Dear Sir(s)/Madam

#### DECISION

Town and Country Planning Act 1990  
Town and Country General Regulations 1992  
REGULATION 3

PERMISSION GRANTED - Subject to Conditions FOR THE DEVELOPMENT OF  
COUNCIL OWNED LAND (DEVELOPMENT TO BE IMPLEMENTED BY THE COUNCIL)

Address: Walker House, Phoenix Road, NW1

Date of Application: 15/03/2002

#### Proposal:

Installation of new entrance gates, railings, 4 new bin  
stores and landscaping improvements including brick planters  
and railings to ground floor flats in the south block of  
Walker House. Demolition of refuse chute chambers.

Installation of dry riser within redundant refuse chutes.

New zinc barrel roof to form porch,  
as shown on drawing numbers: K99/140; K99/140/001; /13H; /  
20; /21/B; 24/A; 25/A; 29/B; /30/A; /33/B; /34; /201; /203;  
/219/A; 227/A; 228/A; 229; Lighting column options; Photos.

#### Standard Condition:

The development hereby permitted must be begun not later than the  
expiration of five years from the date of this permission.

#### Reason for Standard Condition:

In order to comply with the provisions of Section 91 of the Town  
and Country Planning Act 1990.

#### Additional conditions:

- 1 The lighting columns hereby approved are the 'Solaris' units.



Director  
Peter Bishop



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as shown on the unnumbered lighting column options drawing received 3rd January 2002.

- 2 All trees on the site, or parts of trees growing from adjoining sites, unless shown on the permitted drawings as being removed, shall be retained and protected from damage to the satisfaction of the Council for a period of at least 12 months following the completion of the development hereby approved, or such longer period as may be required under Sections 198 and 211 of the Town and Country Planning Act 1990.

**Reasons for additional conditions:**

- 1 To ensure the lighting columns are in keeping with the character and appearance of the listed buildings in the courtyard in accordance with the requirements of policies EN15 and EN38 of the London Borough of Camden Unitary Development Plan 2000.
- 2 To ensure that the Council may be satisfied that the development will not have an adverse effect on existing trees and in order to maintain the character and amenities of the area in accordance with the requirements of policies EN15; EN16 and EN61 of the London Borough of Camden Unitary Development Plan 2000.

**Standard Informative:**

You are advised that any references in this decision to specific policies in the adopted Unitary Development Plan are references to the policy numbers in the final published version of the Plan, dating from April 2nd 2001. The reference number is likely to be different from the reference number to the same policy in the published version of the Plan before that date.

This application was dealt with by Elaine Patterson on 020 7974 5970.

Yours faithfully

Environment Department

(Duly authorised by the Council to sign this document)



INVESTOR IN PEOPLE



Director  
Peter Bishop