

Ms Joanne Bole  
40 Rochester Place  
London  
NW1 9JX

Application Ref: **2015/0086/P**  
Please ask for: **Simon Vivers**  
Telephone: 020 7974 **4206**

13 March 2015

Dear Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Approval of Details Granted**

Address:  
**40 Rochester Place London NW1 9JX**

Proposal:  
Details of material (timber cladding) required by condition 4 of planning permission 2014/1400/P dated 08/04/2014 (for the erection of a full width front roof extension with dormer)  
Drawing Nos: Sample of Siberian Larch timber

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

Informative(s):

- 1 Reasons for granting permission.

The material proposed is considered to be high quality and appropriate for the conservation area. The timber cladding would weather down to an appropriate tone and be complimentary to the existing brickwork of the host building. The proposal is therefore considered to preserve and enhance the character and appearance of the Conservation Area.

Special attention has been paid to the desirability of preserving or enhancing the character or appearance of the conservation area, under s.72 of the Listed



Buildings and Conservation Areas Act 1990 as amended by the Enterprise and Regulatory Reform Act (ERR) 2013.

As such, the proposed development is in general accordance with policy CS14 of the London Borough of Camden Local Development Framework Core Strategy, and policies DP24 and DP25 of the London Borough of Camden Local Development Framework Development Policies. The proposed development also accords with policies 7.4, 7.6 and 7.8 of the London Plan 2011; and paragraphs 14, 17, 56-66 and 126-141 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 'Ed Watson', written in a cursive style.

Ed Watson  
Director of Culture & Environment