

Mr Michael Wiseman
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Maple Court
Grove Park
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SL6 3LW

Application Ref: **2014/4896/L**
Please ask for: **Alex McDougall**
Telephone: 020 7974 **2053**

24 March 2015

Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Listed Building Consent Granted

Address:
Flat 1
27 Oakhill Avenue
London
NW3 7RD

Proposal: Erection of single storey ground floor rear extension, rear patio extension, excavation of single storey basement level below rear garden including lightwell to rear of site and internal alterations.

Drawing Nos: 14-011-01-1, 14-011-01-2, 14-011-01-3, 14-011-02-1, 14-011-02-2, 14-011-02-3, Arboricultural Statement Ref: TBDS_27OA_AIA_001, Basement Impact Assessment Ref: 140513 Rev: 4, Letter from Dr Stephen Buss dated 05/01/14, Construction Management Plan Rev: A, Design & Access Statement, Heritage Statement and Sustainability Statement.

The Council has considered your application and decided to grant Listed Building Consent subject to the following condition(s):

Conditions And Reasons:

- 1 The works hereby permitted shall be begun not later than the end of three years from the date of this consent.



Reason: In order to comply with the provisions of Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

- 2 The works hereby approved are only those specifically indicated on the drawings referred to above.

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy CS14 of the London Borough of Camden Local Development Framework Core Strategy and policy DP25 of the London Borough of Camden Local Development Framework Development Policies.

- 3 All new external work shall be carried out in materials that resemble, as closely as possible, in colour and texture those of the existing building, unless otherwise specified in the approved application.

Reason: To safeguard the appearance of the premises and the character of the immediate area in accordance with the requirements of 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.

You can find advice about your rights of appeal at:

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

Yours faithfully



Ed Watson
Director of Culture & Environment