

Mr. Ian Hayton
Architype Limited
The Morocco Store
1B Leathermarket Street
London
SE1 3JA

Application Ref: **2014/5105/P**
Please ask for: **Jonathan McClue**
Telephone: 020 7974 **4908**

12 May 2015

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
Chalcot School
Harmood Street
London
NW1 8DP

Proposal:

Details of front boundary elevations and samples of materials required by condition 4 of planning permission 2012/6614/P dated 11/02/13 (for a single storey extension to main school building, new gates and front boundary treatment and associated works).

Drawing Nos: 7140-CH-GA660, SK150429, DIM#998CCL, Conditions 4 for 2012/6614/P (Cover Letter) and emails dated 16/3/2015 and 1/5/2015 from Ian Hayton.

The Council has considered your application and decided to grant permission.
Informative(s):

1 Reason for granting permission:

A proposed front elevation, a photomontage of the proposed development, detailed drawings of the lace fence and specifications of the materials to be used have been submitted and samples of the materials were made available on site. The details have been substantially implemented and appear acceptable and in accordance with the planning condition.



Overall the materials used and the details of the new gates, fencing and front boundary wall would be in keeping with the host and surrounding buildings and would enhance the character and appearance of the Harwood Street Conservation Area.

No objections were received prior to making this decision. The site's planning history and relevant appeal decisions were taken into account when coming to this decision.

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 details are 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 and 7.6 of the London Plan 2015 consolidated with alterations since 2011; and paragraphs 14, 17, 56-68 and 126-141 of the National Planning Policy Framework.

- 2 You are advised that all conditions relating to planning permission 2012/6614/P dated 11/02/13 which need details to be submitted, have been approved.

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



Ed Watson
Director of Culture & Environment