

Ms Ann Griffin
Maccreeanor Lavington Architects
3rd Floor
19 - 21 Nile Street
London
N1 7LL

Application Ref: **2014/6150/P**
Please ask for: **Seonaid Carr**
Telephone: 020 7974 **2766**

15 May 2015

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
Holy Trinity Primary School
Hartland Road
London
NW1 8DE

Proposal:

Details pursuant to condition 4a(windows) & partial approval of 4b (facing materials) following planning permission granted 13/3/2014 (2014/0461/P) for the erection of two storey extension with two mezzanine levels, and minor alterations to existing fenestration and fencing.

Drawing Nos: MLUK/369/P/400, MLUK/369/P/401, MLUK/369/P/402, MLUK/369/P/403, MLUK/369/P/404, MLUK/369/P/405 and Materials Samples by Maccreeanor Lavington dated 4th September 2014.

The Council has considered your application and decided to approve details.

Informative(s):

- 1 Reasons for granting permission

Condition 4a) The details provided demonstrate that the window detailing will be of



a high quality securing the contemporary finish proposed within the original application is carried through to the detailed design. The windows would have a good reveal to add an interesting relief to the elevations of the extension. The frames of the windows would be slender in keeping with the contemporary design approach. It is considered the details provided are sufficient for the approval of condition 4a.

Condition 4b) Details of all facing materials have been provided for the partial approval of condition 4b, details of the fencing will be provided ahead of works to the fencing. The materials include a Freshfield Lane Lindfield yellow multi facing brick, zinc in Graphite Grey, metal in RAL 7003 for the windows and door frames and precast concrete with a Portland stone finish. All materials are considered appropriate in the context of the parent building and would ensure the provision of a high quality development. As such no objection is raised to the partial approval of condition 4b.

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

As such, the proposed development is in general accordance with policies 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 2015 consolidated with alterations since 2011; and paragraphs 14, 17, 56 -66 and 126-141 of the National Planning Policy Framework.

- 2 You are reminded that condition 4b) is still to be fully approved, details of the fencing material are still to be provided which are required prior to commencement of any works to the fence.

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