

Ms Kasia Piotrowska
Formwork Architects Ltd
47 St Johns Wood
High Street
London
NW8 7NJ

Application Ref: **2015/4006/P**
Please ask for: **Obote Hope**
Telephone: 020 7974 **2555**

31 July 2015

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Grant of Non Material Amendments to planning permission

Address:
**48 ELSWORTHY ROAD
LONDON
NW3 3BU**

Proposal: Internal alterations at basement level to the courtyard glazing to provide crittal windows and acoustic louver associate with planning permission 2012/1680/P dated 21/05/12 as amended by planning consent dated 21/05/15 reference (2015/2116/P) for: Alterations to the internal configuration at basement level, modification of the openings to the southern wall, alterations to the glazing of the internal courtyard at basement level and replacement of the window to the rear at ground floor level.

Drawing Nos: Approved drawings: 14/0296/47 REV 02, 14/0296/71 REV 02 and 14/0296/51 REV 01.

Superseded drawings: 14/0296/51 REV 00, 14/0296/47 REV 01 and 14/0296/71 REV 01.

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

Condition(s) and Reason(s):



- 1 For the purposes of this decision condition 3 of planning permission 2015/2116/P dated 12 May 2015 shall be replaced with the following condition:

The development hereby permitted shall be carried out in accordance with the following approved plans: Site location plan, 14/0296/47 REV 01, 14/0296/71 REV 01 and 14/0296/51 REV 00.

Reason: For the avoidance of doubt and in the interest of proper planning.

The Council has considered your application and confirms that the proposals are acceptable as non-material amendments to the planning permission set out above.

Informative(s):

- 1 Reason for granting permission:

The amendments to the approved scheme involve the medication of the courtyard glazing at basement level to provide black framed Crittal windows and the replacement of the northern wall of the courtyard with acoustic louver.

The proposed alterations are minor and appropriately designed and would not be visible from the public domain nor would materially alter the appearance of the host building or character of the surrounding area. It is therefore considered that the alterations are not materially different from the approved scheme.

The full impact of the scheme has already been assessed by virtue of the previous approval granted on 21 May 2012 under reference number 2012/1680/P and amended following the granting of planning consent (2015/0476/P) dated 12/05/2015. In the context of the approved scheme, it is considered that the amendments would not have any further impact on design or amenities.

- 2 You are advised that this decision relates only to the changes highlighted in the description and shall only be read in the context of the substantive permission granted on 12 May 2015 under reference number 2015/2116/P and is bound by all the conditions attached to that permission.

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.

Yours faithfully



Ed Watson

Director of Culture & Environment

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