

Planfast
21 Heatherden Green
Iver Heath
Bucks
SL0 0PYApplication Ref: **2015/3370/P**
Please ask for: **Tessa Craig**
Telephone: 020 7974 **6750**

5 August 2015

Dear Sir/Madam

DECISION

In accordance with section 60 (2B) and (2C) of the Town and Country Planning Act 1990
(as amended by section 4(1) of the Growth and Infrastructure Act 2013)

Process set out by condition A.4 of Schedule 2 Part 1 Class A of the Town
and Country Planning (General Permitted Development) Order 1995 (as amended
by SI 2008 No. 2362 and SI 2013 No. 1101)

Certificate of Lawfulness (Proposed) Prior Approval not required

The Council, as local planning authority, hereby confirm that their **prior approval is not required** for the proposed development at the address shown below, as described by the description shown below, and in accordance with the information that the developer provided to the local planning authority:

Address of the proposed development:**15 Brocas Close
London
NW3 3LD****Description of the proposed development:**

Single storey rear extension to existing single family dwelling house (Class C3).

Information that the developer provided to the local planning authority:

Drawing Nos: OS map, 1a Existing and 1b Proposed.

Informative(s):

- 1 This written notice indicates that the proposed development would comply with condition A.4 of Schedule 2 Part 1 Class A of the Town and Country Planning (General Permitted Development) Order 1995 (as amended by SI 2008 No. 2362 and SI 2013 No. 1101). It is important to note that this written notice doesn't indicate whether or not the proposed development would comply with any of the other limitations or conditions of Schedule 2 Part 1 Class A. If you want confirmation that the proposed development would be lawful (e.g. on the basis that it would comply with all of the limitations and conditions of Schedule 2 Part 1 Class A), then you should submit an (optional) application to the local planning authority for a Lawful Development Certificate (LDC).
- 2 It is a requirement of the above condition A.4 that the development shall be carried out in accordance with the information that the developer provided to the local planning authority, unless the local planning authority and the developer agree otherwise in writing.
- 3 It is a requirement of the above condition A.4 that the development shall be completed on or before 30th May 2016.
- 4 It is a requirement of the above condition A.4 that the developer shall notify the local planning authority of the completion of the development as soon as reasonably practicable after completion, and that this notification shall be in writing and shall include (a) the name of the developer, (b) the address or location of the development, and (c) the date of completion.

Your attention is drawn to the notes attached to this notice which tell you about your Rights of Appeal and other information.

Yours faithfully



Ed Watson
Director of Culture & Environment

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