

Mr Sebastian Sandler  
Xul Architecture  
33 Belsize Lane  
London  
NW3 5AS

Application Ref: **2016/1287/P**  
Please ask for: **Tania Skelli-Yaoz**  
Telephone: 020 7974 **6829**

17 March 2016

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Approval of Details Granted**

Address:  
**45 Platt's Lane**  
**London**  
**NW3 7NL**

Proposal:

Details of condition 4 (Basement Engineer), pursuant to planning permission ref. 2015/1718/p granted on 03/08/2015 for an additional floor at roof level to provide 7 residential flats and a ground floor extension to provide an entrance, cycle, refuse storage and condenser units.

Drawing Nos: Letter by Richard Tant Associates ref. RTA4202/RT/bag/0001 dated 22nd April 2015.

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

Condition(s) and Reason(s):

Informative(s):

- 1 Reasons for approval:



#### Condition 4 (Basement Engineer)

The applicant has provided details of the qualifications of the engineer appointed to inspect, approve and monitor the critical elements of both the permanent and temporary basement construction works and this person would have the necessary qualifications required by CPG 4 (Basements) of the Council's Supplementary Planning Guidance. Confirmation has been provided that the appointment allows for the supervision of the structural works associated with the excavation and associated extensions under the above permission throughout the construction works.

The full impact of the proposed development has already been assessed. As such, the proposed development is in general accordance with policies CS5 and CS14 of the London Borough of Camden Local Development Framework Core Strategy, and policy DP27 of the London Borough of Camden Local Development Framework Development Policies.

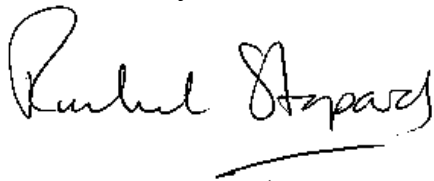
- 2 You are advised that all conditions relating to planning permission reference 2015/1718/P granted on 03/08/2015 which need details to be submitted, have been approved.

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



Rachel Stopard  
Director of Culture & Environment