

Miss Lucia Seco-Bartolome
Sprunt Ltd
First Floor
20 Northdown Street
London
N1 9BG

Application Ref: **2016/4320/P**
Please ask for: **Raymond Yeung**
Telephone: 020 7974 **4546**

12 August 2016

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
81 A Bayham Street
LONDON
NW1 0AG

Proposal:
Details of the external side passageway door details (Condition 18 of 2015/0023/P, 15/04/2016 for; Demolition of restaurant and 2 bed flat and erection of 4 storey building plus single storey roof level, comprising restaurant and 6 residential units.

Drawing Nos: 12456-SPR-RES-40_012-4_2Rev1, 2733-01A.

The Council has considered your application and decided to grant permission.

Informative(s):

- 1 Reasons for granting approval.

Condition 18 requires details of the external side passage way door.

The proposed door would be in natural cedar which would be supported with steel and would be of the same material as the canopy roof which would cover the associated side passageway in question. Such material is considered acceptable,

subservient and relatively discreet from the streetscene and therefore this is not considered to be harmful to the Camden Town Conservation Area. Such principle of the materials, design and size was given permission within the main application.

As such, the proposed development is 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, 7.6 and 7.8 of the London Plan 2016; and paragraphs 14, 17, 56 -66 and 126-141 of the National Planning Policy Framework.

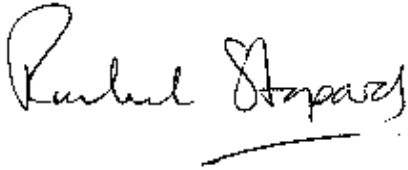
- 2 You are reminded that conditions 3 (drawings/sample of materials), 5 (Green roof), 6 (SUDS), 8 (Acoustic) and 13 (Ventilation system) of planning permission granted on 15th April 2016 reference 2015/0023/P are outstanding and require details to be submitted and/or approved.

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

A handwritten signature in black ink, appearing to read 'Rachel Stopard', with a horizontal line underneath.

Rachel Stopard
Executive Director Supporting Communities