

Mrs Sarah Bromley
Walker Bushe Architects Ltd
6 Highbury Corner
Highbury Crescent
London N5 1RD

Application Ref: **2016/4764/P**
Please ask for: **Charles Rose**
Telephone: 020 7974 **1971**

28 October 2016

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
23A Hampstead Hill Gardens
London
NW3 2PJ

Proposal:

Details of condition 4 (sample panel of the facing brickwork) of planning permission granted reference 2015/5894/P dated 13/06/16 for Demolition of existing dwelling house and erection of a new 3 storey dwellinghouse (as a variation to condition 2 (approved plans) of planning permission dated 2.5.14 ref 2013/8020/P)

Drawing Nos: initial design document planning ref 2015/5894/P October 2016 rev B, specifying the following-

Brick Manufacturer: Lambs; Reference: Handmade Imperial Rubber Range Medium Bricks; Dimensions: 68x228x110 mm; Brick bond: Flemish bond; Pointing: Flush pointing; Mortar details: Manufacturer- Weber; Specification- FM5 Funktionsmortel (neutral light grey)

The Council has considered your application and decided to grant permission

Informative(s):



1 Reasons for granting permission-

The proposed bricks are manufactured by Lambs (Reference: Medium Imperial Handmade Bricks). The bricks are high quality and would closely match the existing adjoining brick in neighbouring houses. The Flemish bond and pointing is appropriate for the character of the area.

Special attention has been paid to the desirability of preserving or enhancing the character or appearance of the conservation area, under s.72 of the Listed Buildings and Conservation Areas Act 1990 as amended by the Enterprise and Regulatory Reform Act 2013.

The site's planning history was taken into account when coming to this decision. The full impact of the proposed development has already been assessed.

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.

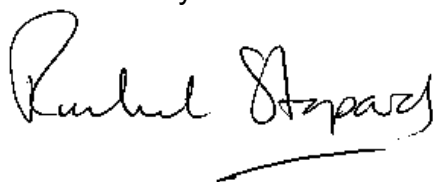
- 2 You are reminded that conditions 3 (architectural features and materials), 12 (privacy screens), 15 (green roofs) of planning permission granted on 2.5.14 ref 2013/8020/P are outstanding and require details to be submitted and approved.

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