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Application Ref: **2017/1850/P**  
Please ask for: **Evelyn Jones**  
Telephone: 020 7974 **2783**

22 May 2017

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Approval of Details Granted**

Address:  
**Flat 19**  
**24-28 Buckland Crescent**  
**London**  
**NW3 5DU**

Proposal: Details pursuant to condition 3 (details of windows and doors) of planning permission 2016/6919/P dated 02/03/2017 for replacement of existing windows with aluminium and UPVC framed double glazed units.

Drawing Nos: Page C03, Page C11, Page C17, Page C21 Page C27, Page C28. Page C41, Page C43, 105/-, Internally glazed sculptured casements

The Council has considered your application and decided to approve details.

- 1 Reasons for granting approval:  
A window and door schedule detailing the window and door opening to be created has been submitted. Detailed plans have been provided outlining the jambs, head and cills of each window and door. The details provided demonstrate that the windows will be of a thickness and design appropriate to the context of the host building.

Within the five storey block known as 24-28 Buckland Crescent of the 30 windows



to the front elevation, 18 are currently UPVC and 12 are aluminium framed, to the rear of the property a similar ratio of UPVC to aluminium frames exist. While the use of UPVC is not favoured by Camden planning policy and design guidance, within this context the use of non-traditional materials is considered acceptable.

No objections were received prior to making this decision. The site's planning history and relevant appeal decisions were taken into account when coming to this decision.

The details provided are in general accordance with policies CS14 of the London Borough of Camden Local Development Framework Core Strategy, policies DP24 and DP25 of the London Borough of Camden Local Development Framework Development Policies and policies D1 and D2 of the Camden Local Plan Draft Submission 2016.

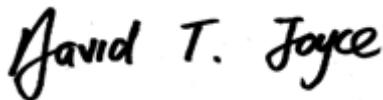
- 2 The Inspector's report on the Local Plan was published on 15 May 2017 and concludes that the plan is 'sound' subject to modifications being made to the Plan. While the determination of planning applications should continue to be made in accordance with the existing development plan until formal adoption, substantial weight may now be attached to the relevant policies of the emerging plan as a material consideration following publication of the Inspector's report, subject to any relevant recommended modifications in the Inspector's report.

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



David Joyce  
Director of Regeneration and Planning