

Ms Claudia Iannantuoni  
gpad London Ltd  
Unit 1 9a Dallington Street  
London  
EC1V 0BQ

Application Ref: **2017/1294/P**  
Please ask for: **Raymond Yeung**  
Telephone: 020 7974 **4546**

26 May 2017

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Approval of Details Granted**

Address:  
**17 Wadham Gardens**  
**LONDON**  
**NW3 3DN**

Proposal:

Details required by condition 5 (Landscaping) granted planning permission (ref: 2015/1987/P) dated 23/11/15 for Excavation of a basement, rear dormer, rooflight, alterations to rear, side and front elevations and installation of enclosed air conditioning unit.

Drawing Nos: WG-008, WG-014, Tree justification report and plants report; dated 24/5/17, living walls 2017 brochure, Revised maintenance plan, Planning Package dated 3/4/17.

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

Informative(s):

- 1 Reasons for granting.

Condition 5 of permission 2017/1294/P requires full details of hard and soft landscaping and means of enclosure of all un-built open areas at the site.

The Council's Trees and Landscaping Officer has reviewed the details submitted



and confirmed that the quality and sustainability of the proposed landscaping at the site is sufficient to satisfy the requirements of the condition, particularly given the wide variety of plant species and types proposed which are considered to enhance the biodiversity of the site.

The site's planning history. The full impact of the proposed development has already been assessed. The details submitted have been assessed in relation to the approved scheme, the site and its surroundings.

As such, the proposed development is in general accordance with policies CS5 and CS15 of the London Borough of Camden Local Development Framework Core Strategy and Policy DP24 of the London Borough of Camden Local Development Framework Development Policies.

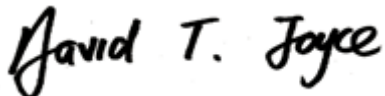
- 2 You are advised that Condition 4 (External noise level details) is still required to be discharged from the above parent application.

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 that reads "David T. Joyce". The signature is written in a cursive, slightly slanted style.

David Joyce  
Director of Regeneration and Planning