

Mr Brian Kavanagh  
Nicholas Taylor + Associates  
31 Windmill Street  
W1T 2JN

Application Ref: **2017/2809/P**  
Please ask for: **Kristina Smith**  
Telephone: 020 7974 **4986**

6 July 2017

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Approval of Details Granted**

Address:  
**Hillview Vale of Health**  
**LONDON**  
**NW3 1AN**

#### **Proposal:**

Details of structural method statement in relation to condition 6 of 2016/5613/P dated 12/05/2017 for Conversion of two flats into one dwellinghouse; demolition and rebuild of rear elevation and roof to match existing; erection of replacement rear extension with terrace above; installation of two side dormers; enlargement of front lightwell; other external alterations to front and rear elevations

Drawing Nos: Structural Report to Support Planning Application prepared by Consibee dated 29th November; Structural method statement (including temporary works) prepared by Consibee dated 20th March; Letter from Consibee to HEAT Architecture Ltd dated 24 March 2017 ref 160372/D Kealy; Cover Letter from Nicholas Taylor + Associates to LB Camden dated 16th May 2017

The Council has considered your application and decided to grant approval of details.

Informative(s):



- 1 Planning condition 6 requires a structural method statement including an up-to-date condition survey undertaken by a suitably qualified person, retention drawing and a detailed schedule of works of demolition and redevelopment, including retention and protection of the front elevation.

The Council's Building Control officer has reviewed the submitted information and is satisfied that the applicant has provided sufficient evidence to discharge the condition. The report states that the works will be monitored throughout the construction process to ensure that the stability of the structure in temporary/construction stage is maintained. Underpinning of the existing party walls/front and rear walls is also noted in the reports.

As such, the proposed development is in general accordance with policies A1, D1 and D2 of the London Borough of Camden Local Plan 2017. The proposed development also accords with the London Plan 2016 and the National Planning Policy Framework.

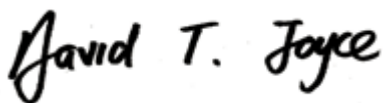
- 2 You are reminded that Conditions 9 (details of privacy screen) and 11 (sample of brickwork) of planning permission 2016/5613/P are outstanding and require details to be submitted and approved.

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



David Joyce  
Director of Regeneration and Planning