
Conservation Area Advisory Committee

Advisory Committee	Primrose Hill
Application ref	2017/3315/P
Address	Flat Lower Ground Floor 9 St George's Terrace LONDON NW1 8XH
Planning Officer	David Peres Da Costa
Comments by	20 Jul 2017
Proposal	Removal of condition 5 (sustainable urban drainage) of planning permission 2016/4393/P dated 10/05/2017 (for rear extension at lower ground level with garden above (following demolition of conservatory) including excavation of rear garden), as given the appeal decision the condition is not necessary.
Objection	Yes
Observations	ADVICE from Primrose Hill Conservation Area Advisory Committee 12A Manley Street, London NW1 8LT 05 July 2017 Lower ground floor flat 9 St George's Terrace NW1 8XH 2017/3315/P Objection. The objective of achieving sustainable urban drainage is an important one, however it is achieved in practice in different locations. It is one of the recognized purposes of designating a conservation area that development which might seem minor when considered in isolation should be judged in terms of cumulative harm to the character and appearance of the conservation area. The lie of the land on which St George's Terrace is sited has, we understand, given cause to be cautious in such matters. It is also one of the prime objectives of the NPPF that development should be sustainable: sustainable urban drainage is one aspect of that larger consideration and should not be undermined.

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Richard Simpson FSA
Chair

Documents attached

No details entered

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