

Mr Christian Schneider  
Rowan Orchid Architects  
86-90 Paul Street  
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United Kingdom

Application Ref: **2017/3634/P**  
Please ask for: **Tessa Craig**  
Telephone: 020 7974 **6750**

26 July 2017

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Grant of Non Material Amendments to planning permission**

Address:  
**Doltan House**  
**51 Werrington Street**  
**London**  
**NW1 1QN**

Proposal: Revised windows at ground floor to application ref 2015/3074/P (for creation of 2no 2 bed maisonette units on ground floor and basement levels including excavation to increase depth of existing basement and three new lightwells).

Drawing Nos: Proposed:  
Elevations - Proposed Section & Elevations 1504.4.PA.E01 Rev B

Superseded:  
Elevations - Proposed Section & Elevations 1504.4.PA.E01 Rev A

The Council has considered your application and decided to grant permission

- 1 For the purposes of this decision, condition no.2 of planning permission



2015/3074/P (dated 05 April 2016) shall be replaced with the following condition:

#### REPLACEMENT CONDITION 2

The development hereby permitted shall be carried out in accordance with the following approved plans and documents:

Site Location Plan, Existing Building Elevation - Existing Section & Elevations 1504.1.EX.E01, Existing Building Plans - Existing Plans 1504.1.EX.P00, Planning. Elevations - Proposed Section & Elevations 1504.4.PA.E01 Rev B, Planning. Plans - Proposed Plans 1504.4.PA.P01 Rev B, Design and Access Statement (29 May 2015), Basement Impact Assessment - Screening and Scoping Report 150234/TA (19 May 2015).

Reason: For the avoidance of doubt and in the interest of proper planning.

The Council has considered your application and confirms that the proposals are acceptable as non-material amendments to the planning permission set out above.

Informative(s):

1 Reasons for granting permission.

The proposed changes to the approved ground floor windows, namely alterations to the glazing bars so that all three windows have a uniform appearance are considered appropriate for the property. The change does not have a material impact on the approved scheme.

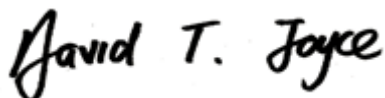
The planning and appeal history of the site has been taken into account when coming to this decision.

The proposed development is in general accordance with policies A3, D1 and D2 of the Camden Local Plan 2017.

2 You are advised that this decision relates only to the revised windows at ground floor and shall only be read in the context of the substantive permission granted on 5 April 2016 under reference number APP/X5210/W/15/3139042 (2015/3074/P) and is bound by all the conditions attached to that permission.

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.

Yours faithfully



David Joyce  
Director of Regeneration and Planning

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