

Eleni Makri
Conservation PD (Planning + Design)
65-69 Kings Cross Road
London
WC1X 4LW

Application Ref: **2016/6511/P**
Please ask for: **Evelyn Jones**
Telephone: 020 7974 **2783**

8 September 2017

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
69 Redington Road
London
NW3 7RP

Proposal:

Details pursuant to Conditions 4 (trees) and 5 (hard and soft landscape details) of planning permission 2014/5705/P for the excavation of basement under the footprint of existing dwelling house with associated front lightwell and enlargement of existing garage.granted on 15/5/2014

Drawing Nos: 69RR_RRL_16152_01, 69RR_RRL_16152_02, 69RR_RRL_16152_03, 69RR_RRL_16152_04, 69RR_RRL_16152_05, 69RR_RRL_16152_06, 69RR_RRL_16152_07, 69RR_GA_PR_GF, 2664/A4 1, Planting Schedule, Permeable Driveway Specification, 'As built' Photographic Documentation, 69RR_GA_PR_LGF, 69RR_GA_PR_BASE, 69RR_PR_SLV_02, 69RR_PR_NLV_01, 69RR_PR_WLV_01, 69RR_PR_ELV_01, 69RR 2_10 D 07, 69RR PR-Section AA N-S, Tree Protection Plan, Arboricultural Report

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

Informative(s):



1 Reason for approval:

The applicant has provided an arboricultural report including a tree protection plan that the Council's tree officer reviewed. The tree protection plan is sufficient to demonstrate that the trees will be adequately protected during any works undertaken at the site and therefore fulfils the requirement of condition 4.

To satisfy condition 5, the applicant has submitted plans showing details of the front and rear landscaping details. These plans show a broad range of plant types enhance biodiversity and the planting list is suitable for the site and context. The hard landscaping to the front of the site is considered appropriate, is permeable at the front and retains an adequate level of green space.

The applicant has submitted photographic documentation demonstrating planting at the site during November 2016 pursuant to condition 6. However this condition does not need discharging and therefore this information is not relevant to this application.

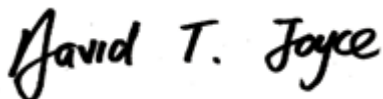
The information submitted is considered sufficient to satisfy the requirements of conditions 4 (trees) and 5 (hard and soft landscaping) of permission reference 2014/5705/P dated 15/05/2014 and is in general accordance with policies CS14, and CS15 of the London Borough of Camden Local Development Framework Core Strategy and policies DP24 and DP25 of the London Borough of Camden Local Development Framework Development Policies.

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