

Mr Richard Norman  
Lichfields  
Regents Wharf  
14 All Saints Street  
London  
N1 9RL

Application Ref: **2017/5328/P**  
Please ask for: **Charles Thuaire**  
Telephone: 020 7974 **5867**

16 October 2017

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

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

Address:  
**Heath Park**  
**North End Way**  
**London**  
**NW3 7ET**

Proposal: Installation of a rooftop lift overrun to the new basement and 2 storey dwellinghouse with basement garage, granted planning permission on 19.1.09 ref 2008/0663/P (as amended by a Minor Material Amendment on 21.5.13 ref 2013/1342/P).

Drawing Nos: superseded plans- 205F, 210A  
proposed plans- 205F (received 13.9.17), 210C

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

For the purposes of this decision, condition no.14 of planning permission dated 21.5.13 ref 2013/1342/P shall be replaced with the following condition:

**REPLACEMENT CONDITION 14-** The development hereby permitted shall be carried out in accordance with the following approved plans- site location plan 5218/0007; 17195A/2/1; 17195A/2/2; 17195A/3/1; 17195A/4/1; 7181.30.06, 10.05; Landscape Strategy statement July 2008; Arboricultural report (ArbTech Consulting Ltd) and associated plans; 1204-PL-200C, 202B, 203A, 204A, 205F



(received 13.9.17), 210C, 211C, 212C, 213D, 214D, 221C, 222A, 223A, 232, 252A, 255B, 256B; 7146-001, 002; 1204-PLCTN-130128-12766; Design and Access Statement by Wolff architects dated 22.1.13 ref 1204-PL-DAS-0; Basement Impact Statement by GHP dated 5.2.13 ref 11118/BIA/02; Code for Sustainable Homes Preliminary Assessment by Stroma technology dated 1.3.13 ref 09-12-30680-PA2; SAP Regulations Compliance Report by Stroma technology dated 25.2.13 ref 1.5.0.35.

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

Informative(s):

1 Reason for granting approval-

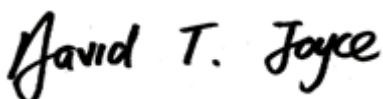
The proposed lift overrun on the roof will be set back by approx 12m from the roof edge on the visible west and south elevations and will project less than 0.5m high above the roof parapet. On account of its location, height and size, it will not be visible from the ground and will be barely visible amongst the adjoining chimney projections in longer views from North End Way. Therefore, the rooftop addition would not alter the appearance of the building or the character of the streetscene and conservation area.

The full impact of the scheme has already been assessed by virtue of the previous approval granted on 21.5.13 ref 2013/1342/P. In the context of the permitted scheme, it is considered that the amendment would not have any material effect on the approved development in terms of appearance and neighbour impact. It is considered that the changes are relatively minor in the context of the approved scheme and can therefore be regarded as a non-material variation of the approved scheme.

2 You are advised that this decision relates only to the roof lift overrun and shall only be read in the context of the substantive permission granted on 21.5.13 ref 2013/1342/P and is bound by all the conditions and obligations 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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