

Ms ALEXIA KOKORELIA
Kokorelia Architects Ltd
14A Coolhurst Road
LONDON
N8 8EL

Application Ref: **2017/5366/L**
Please ask for: **Oluwaseyi Enirayetan**
Telephone: 020 7974 **3229**

15 November 2017

Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Listed Building Consent Granted

Address:
Flat 4
10 Lyndhurst Gardens
LONDON
NW3 5NR

Proposal:
Installation of timber sash window to side elevation at first floor level of residential flat.

Drawing Nos: Site location plan; AT110; AT210; AP500 R00; Design & Access Statement and Heritage Statement dated September 2017.

The Council has considered your application and decided to grant Listed Building Consent subject to the following condition(s):

Conditions And Reasons:

- 1 The works hereby permitted shall be begun not later than the end of three years from the date of this consent.

Reason: In order to comply with the provisions of Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990.



- 2 The development hereby permitted shall be carried out in accordance with the following approved plans: Site location plan; AT110; AT210; AP500 R00; Design & Access Statement and Heritage Statement dated September 2017.

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy D2 of the Camden Local Plan 2017.

- 3 All new work and work of making good shall be carried out to match the existing adjacent work as closely as possible in materials and detailed execution.

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy D2 of the Camden Local Plan 2017.

Informative(s):

- 1 The proposal to form a new opening and install a new window to the side flank elevation at first floor level is considered acceptable and not to result in harm to the character and appearance to the special interest of the Listed building. This is by virtue of the minor intervention into historic fabric proposed, the traditional design and profile of sash to be used as well as the traditional timber material used. The siting of the proposed window would also remain sensitive to the side composition of the host building.

Special regard has been attached to the desirability of preserving the listed building and its features of special architectural or historic interest, and also of preserving or enhancing the character or appearance of the conservation area, under s.66 and s.72 of the Planning (Listed Buildings and Conservation Areas) Act 1990 as amended by the Enterprise and Regulatory Reform Act 2013.

No comments have been received prior the determination of this application. The site's planning history was taken into account when coming to this decision.

The proposal is in general accordance with policy D2 of the Camden Local Plan 2017 and accords with the London Plan 2016 and National Planning Policy Framework.

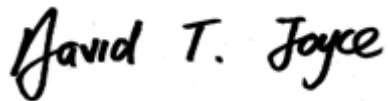
- 2 Your proposals may be subject to control under the Building Regulations and/or the London Buildings Acts that cover aspects including fire and emergency escape, access and facilities for people with disabilities and sound insulation between dwellings. You are advised to consult the Council's Building Control Service, Camden Town Hall, Judd St, Kings Cross, London NW1 2QS (tel: 020-7974 6941).
- 3 Noise from demolition and construction works is subject to control under the Control of Pollution Act 1974. You must carry out any building works that can be heard at the boundary of the site only between 08.00 and 18.00 hours Monday to Friday and 08.00 to 13.00 on Saturday and not at all on Sundays and Public Holidays. You are advised to consult the Council's Noise and Licensing

Enforcement Team, Camden Town Hall, Judd St, Kings Cross, London NW1 2QS
(Tel. No. 020 7974 4444 or search for 'environmental health' on the Camden
website or seek prior approval under Section 61 of the Act if you anticipate any
difficulty in carrying out construction other than within the hours stated above.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully

A handwritten signature in black ink that reads "David T. Joyce". The signature is written in a cursive, slightly slanted style.

David Joyce
Director of Regeneration and Planning