

Date: 03/01/18  
Your Ref: 2016/6323/P  
Our Ref: 12815

London Borough of Camden  
2nd Floor  
5 Pancras Square  
c/o Town Hall, Judd Street  
London  
WC1H 9JE

Dear Mr. Tulloch

**16A LYNDHURST GARDENS, LONDON NW3 5NR**

**DISCHARGE OF CONDITIONS 3 'APPROVED ENGINEER', 7 'EXTERNAL FIXTURES, 9 'LANDSCAPING PLAN' AND PART DISCHARGE OF CONDITION 5B 'FACING MATERIALS'**

Dalton Warner Davis are instructed to submit an Approval of Details application to discharge pre-commencement conditions 3 'approved engineer', 9 'landscaping plan' and part of pre-commencement condition 5 'materials to be approved: (b) samples and manufacturers details of all new facing materials including masonry, windows and door frames, glazing' in relation to the approved development at 16a Lyndhurst Gardens, London NW3 5NR (ref: 2016/6323/P).

**Condition 3: Approved Engineer**

Condition 3 requires that the development is carried out under the supervision of the approved engineer in accordance with Approval of Details application 2014/6995/P granted 08/05/2015. The condition also requires that any subsequent change or reappointment is confirmed with the Council during the course of construction.

The engineer approved under application ref: 2014/6995/P is no longer working on this project and a different firm, L&C Consulting Structural Engineers, have been appointed to oversee the project works.

**Condition 5: Facing Bricks**

The applicant is keen to discharge the proposed facing brick with the Council because this material has the longest lead-in time and the other construction materials requiring discharge are more readily available.

The proposed brick is Brunel Blue Brindle manufactured by Ibstock. The approved dwelling is, for the most part, not visible from the public domain although the proposed brick choice is a reflection of the contemporary design and basement construction.

This application is submitted with a visualisation of the proposed front elevation and a data sheet of the brick provided by the manufacturer. A sample panel is available upon request.

**Partners**

N M Fennell BSc MRICS  
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A R Holden BSc (Hons) FRICS

G Bullock BA (Hons) BPI, MRTPI  
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B Murphy BA (Hons) MRUP MRTPI  
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**Consultants**  
A M Davis FRICS IRRV  
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Following the Council's approval of the proposed facing brick we will work with the Council to discharge complimentary materials in accordance with the remainder of the planning condition (i.e. windows, glazing, frames, tiling etc.).

**Condition 7: External Fixtures**

Condition 7 requires the approval of, amongst other things, external vents and pipes prior to their installation. A small number of ventilation pipes are required to be installed at the rear of the property where they are least visible and where their exhausts will have a negligible impact on neighbouring occupiers.

Please refer to submitted drawings 4948 DE 04 and 4948 DE 05 which show the elevations and plan of the proposed ventilation flues.

**Condition 9: Landscaping Plan**

The approved development, for the most part, follows an identical layout and footprint to the development approved under application ref: 2013/5916/P. An Approval of Details application was approved in connection with that development on 08/05/2015 which, amongst other planning condition requirements, included a hard and soft landscaping plan. Since that application was approved there have been some minor amendments to the external layout and a revised hard and soft landscaping plan is submitted. Notwithstanding the amendments to the external layout, the proposed planning and hard landscaping materials remain the same as previously approved.

The general arrangement of the hard and soft landscaping is show in drawing reference GA001 Rev P03 and detailed soft landscaping plans are shown in supplementary drawings PL401 Rev P02, PL402 Rev P01, PL411 Rev P01 and PL421 Rev P01. Submitted document 'Planting Proposals' ref: RP904 Rev 01 shows the palette of plants that are proposed to be used for the soft landscaping.

Submitted document 'Hard Landscape Material Proposals' ref: RP903 Rev 02 shows the palette of materials that are proposed to be used for the hard landscaping.

**Application Fee**

The fee application fee of £28 has been paid online on the date of this letter.

We trust that this provides all the information you require to approve the Approval of Details application. Should you have any queries regarding the submission, please contact Alexander Chalkin at [ac@dwdllp.com](mailto:ac@dwdllp.com) or 07780661060.

Yours sincerely



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