

Mr Ben Stonebridge
HGH Planning
45 Welbeck Street
London W1G 8DZ

Application Ref: **2018/0139/P**
Please ask for: **Charles Thuaire**
Telephone: 020 7974 **5867**

8 February 2018

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

**Athlone House
Hampstead Lane
London N6 4RU**

Proposal:

Details required by part of condition 15 (part relating to bird boxes) of planning permission dated 21.9.17 ref 2017/4156/P (for Variation of condition 2 of planning permission dated 9.9.16 ref 2016/3587/P for restoration and extension of Athlone House for use as a 6 bedroom single dwelling house and other works)

Drawing Nos: Discharge of planning conditions 15 report dated November 2017 by Catherine Bickmore Assocs Ltd; email from Catherine Bickmore Assocs dated 30.1.18; (817) 003-PL02, 213-PL03, 210-PL03

The Council has considered your application and decided to grant permission.

Informative(s):

- 1 Reasons for granting approval-

The submitted bird box details have been reviewed by the Council's ecological consultant who has confirmed that they are adequate to conserve existing wildlife



habitats and provide new biodiversity measures within the development.

Bat box details for condition 15 have already been approved under ref 2017/5586/P.

The full impact of the proposed development has already been assessed.

As such, the proposed details are in general accordance with policies A3 and D1 of the London Borough of Camden Local Plan 2017.

- 2 You are reminded that the following conditions of planning permission dated 21.9.17 ref 2017/4156/P are outstanding and require details to be submitted and approved- conditions 3 (design details), 4c (sample panels), 5 (fixtures), 6 (Hampstead Lane entrance), 7 (railings and gates), 8 (brickwork cleaning), 9bc (historic landscape and ecology enhancements), 12 (part regarding protection of reptiles and amphibians around pond), 13 (wildlife landscape plan), 16b (permanent lighting strategy), 17 (green roof), 19 (waste), 21c (contaminated land remediation), 22b (stage 2 archaeology investigation), 27 (BREEAM measures evidence), 28ab (part regarding PV feasibility study, energy measures evidence), 29 (CHP), 30ab (drainage system details), 31 (drainage system implementation).

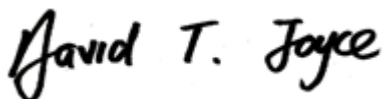
The applications submitted for conditions 4a&b (brick and stone sample panels) are being currently assessed and have yet to be determined.

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