

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

Application Ref: **2018/0195/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 condition 32 (European Protected Species Licence) 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: Bat Low Impact licence site registration form, ref WML-CL21

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

Informative(s):

- 1 Reasons for granting approval-

The submitted evidence shows that the site has been registered by Natural England and the European Protected Species Licence has been obtained thus enabling roofing works with potential to affect a bat roost to proceed.



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

As such, the proposed details are in general accordance with policy A3 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).

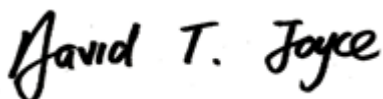
The applications submitted for conditions 4a&b (brick and stone sample panels) are being currently assessed and have yet to be determined.

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