

Application ref: 2018/0842/P
Contact: Sofie Fieldsend
Tel: 020 7974 4607
Date: 30 April 2018

Development Management
Regeneration and Planning
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A A B Architects
Studio 9 Bickerton House
25 Bickerton Road
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N19 5JT

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Full Planning Permission Granted

Address:
City Farm
1 Cressfield Close
London
NW5 4BN

Proposal: Installation of photo-voltaic solar panels on roof of existing stables

Drawing Nos: 342P001, 342P110, 342P201, 342P301, 342P120 Rev.A and Solar Panels Maintenance Plan.

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

Condition(s) and Reason(s):

- 1 The development hereby permitted must be begun not later than the end of three years from the date of this permission.

Reason: In order to comply with the provisions of Section 91 of the Town and Country Planning Act 1990 (as amended).

- 2 All new external work shall be carried out in materials that resemble, as closely as possible, in colour and texture those of the existing building, unless otherwise

specified in the approved application.

Reason: To safeguard the appearance of the premises and the character of the immediate area in accordance with the requirements of policy D1 of the London Borough of Camden Local Plan 2017.

- 3 The development hereby permitted shall be carried out in accordance with the following approved plans:

342P001, 342P110, 342P201, 342P301, 342P120 Rev.A and Solar Panels Maintenance Plan.

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

Informative(s):

- 1 Reasons for granting permission.

The proposal would cover the southern roof slope of the existing single storey stable with photovoltaic panels (PV). Each panel would measure 991mm by 1.65m and have a depth of 35mm. Due to their siting, they would not be visible from the public realm. It is considered that their design, scale and siting is acceptable and would not cause harm to the character and appearance of the host building, surrounding area, strategic views, open space and SINC designations or amenity of neighbouring properties.

Details of the photovoltaic panels and their maintenance have been provided and are considered to be satisfactory. They are secured with this permission.

No objections have been received, although 9 letters of support were received which have been taken into account. The site's planning history was taken into account when coming to this decision.

As such, the proposed development is in general accordance with policies D1, A1 and CC1 of the Camden Local Plan 2017, 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

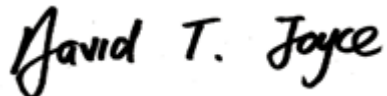
difficulty in carrying out construction other than within the hours stated above.

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

A handwritten signature in black ink that reads "David T. Joyce". The signature is written in a cursive style with a large initial 'D' and 'J'.

David Joyce
Director of Regeneration and Planning