

Application ref: 2016/5263/P
Contact: David Peres Da Costa
Tel: 020 7974 5262
Date: 31 July 2018

Development Management
Regeneration and Planning
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Square Feet Architects
8a Baynes Mews
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NW3 5BH

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
30A Thurlow Road
London
NW3 5PH

Proposal: Details of windows and facing materials required by condition 4 of planning permission 2015/5409/P dated 01/09/16 (for demolition of existing house and erection of three storey house including excavation of basement levels).

Drawing Nos: 1503-D-630; 1503-D-641; London Stone natural stone paving (Contemporary Grey Sandstone) specification sheet; Addagrip Terrabase resin bound paving specification sheet; SIOO:X premium wood protector specification sheet specification sheet; StoRend Flex Cote; Kebony specification sheet.

The Council has considered your application and decided to grant approval of details.

Informative(s):

1 Reason for granting permission

The polished plaster is a bespoke product similar to Armourcoat PPX. The windows and doors are Secco OS2 65 & 75 in burnished architectural bronze. The parapet and overhang would be clad in anodized aluminium - Anolok 547. The timber cladding would be Kebony which after exposure to sun and rain develops a

natural silver grey patina. A natural colour scheme has been chosen with contrasting materials utilised between levels to accentuate the form of the structure. The conservation officer has reviewed the materials on site and it is considered the windows and materials would safeguard the appearance of the host property and the character of the Fitzjohns Netherhall Conservation Area.

The planning and appeal history of the site has been taken into account when coming to this decision.

The submitted details are consistent with the general expectations of the approved scheme and are acceptable in all other respects.

Special attention has been paid to the desirability of preserving or enhancing the character or appearance of the conservation area, under s.72 of the Listed Buildings and Conservation Areas Act 1990 as amended by the Enterprise and Regulatory Reform Act (ERR) 2013.

As such, the proposed development is in general accordance policies CS14 of the London Borough of Camden Local Development Framework Core Strategy, and policies DP24 and DP25 of the London Borough of Camden Local Development Framework Development Policies.

- 2 You are reminded that conditions 8B (SUDS evidence of implementation), 10 (internal water use), 11 (piling method statement), 14 (sustainable design measures), 15 (energy measures) of planning permission granted on 1/09/16 ref: 2015/5409/P are outstanding and require details to be submitted and approved.

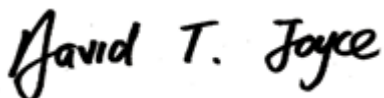
You are advised that details have been submitted for condition 7 (replacement tree planting) and 9 (biodiverse roof) and these details are currently being assessed.

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