

Application ref: 2018/3267/P
Contact: Obote Hope
Tel: 020 7974 2555
Date: 17 August 2018

Development Management
Regeneration and Planning
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5d architects ltd
764 Finchley Road
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NW117TH

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
6 Rosecroft Avenue
London
NW3 7QB

Proposal:

Details of tree protection as required by condition 5 of planning permission 2018/1371/P dated 20.06.2018; for demolition of existing conservatory and rear extensions, erection of single storey side and rear extension at ground floor level; installation of 3 x roof lights to the rear elevation; installation of cycle storage area and associated works at ground/first floor levels all associated with the use as a residential dwelling (Class C3).

Drawing Nos: Arboricultural report (Martin Dobson Associates) dated 6th July 2018, 06.961.53.

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

Informative(s):

- 1 Reason for granting permission:

The tree protection details and arboricultural method statement are considered sufficient to demonstrate that the trees to be retained both on and off site will be adequately protected throughout development in line with BS5837:2012.

The planning history of the site was taken into account when making this decision.

The details are therefore in accordance with policies A1, A3, CC1 and CC2 of the London Borough of Camden Local Plan 2017 and in general accordance with the London Plan 2016 and the National Planning Policy Framework 2012.

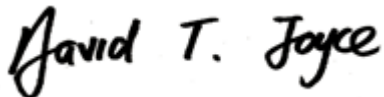
- 2 You are reminded that condition 2 (details of all facing materials including sections at 1:10 of all windows (including jambs, head and cill), ventilation grills, external doors and gates) of planning permission 2018/1371/P granted on 06.06.2018 has been submitted for approval.

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, slightly slanted style.

David Joyce
Director of Regeneration and Planning