

Application ref: 2018/4468/P
Contact: Obote Hope
Tel: 020 7974 2555
Date: 19 November 2018

Development Management
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Savills
33 Margaret Street
London
W1G 0JD

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
South Lodge
Heathside
London
NW3 1BL

Proposal: Details of condition 4 (tree protection measures), 5 (qualified chartered engineer) pursuant to planning permission dated 30.08.2018 (2018/2219/P) for external alterations including, replacement of existing rear extension at ground floor level, excavation works to create rear extension at basement level including lowering of existing basement floor level, alterations to fenestration at ground and second floor level, replacement of roof slates and replacement of railings at roof level.

Drawing Nos: Savills covering letter dated 14 September 2018, Letter from Michael Barclays Partnership Consulting Engineers dated 31 August 2018 and Arboricultural Method Statement commissioned by Landmark Trees dated 7th 1September 2018.

The Council has considered your application and decided to grant permission

Informative(s):

- 1 Reasons for approving the details.

Condition 4 requires that prior to the commencement of any works on-site, details demonstrating how trees to be retained shall be protected during construction work shall be submitted to and approved by the Council in writing.

The Council's Tree Officers have assessed the submitted details regarding protection of the existing trees and found them to be sufficient. Therefore, condition 4 can be approved.

Condition 5 requires the appointment of a suitably qualified engineer to monitor both permanent and temporary structural basement works. Particularly, monitoring the movement of all structures and infrastructures including existing foundation. The applicant has provided a letter from Michael Barclay Partnership consultation engineers and Mr Malcolm Brady has been appointed to review the proposed works. The engineer has all the relevant qualifications. It is considered that sufficient detail has been provided for the approval of condition 5 of planning application 2018/2219/P dated 30.08.2018.

No objections were received prior to making this decision. The planning history of the site and surrounding area were taken into account when coming to this decision.

As such, the proposed development is in general accordance with policies A2, A3, A5 D1, and D2 and of the Camden Local Plan 2017.

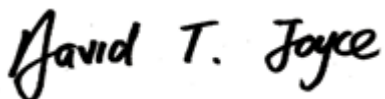
- 2 You are advised that all conditions relating to planning permission granted on 30.08.2018 reference number 2018/2219/P which need details to be submitted, have been approved.

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraph 38 of the National Planning Policy Framework 2018.

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