

Application ref: 2019/0712/P
Contact: Charles Thuaire
Tel: 020 7974 5867
Date: 30 May 2019

Development Management
Regeneration and Planning
London Borough of Camden
Town Hall
Judd Street
London
WC1H 9JE

Phone: 020 7974 4444

planning@camden.gov.uk
www.camden.gov.uk/planning

Michael Burroughs Associates
93 Hampton Road
Hampton Hill
TW12 1JQ

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

**53 Fitzroy Park
London
N6 6JA**

Proposal: Details required by condition 18 (green roof) of planning permission ref 2018/2104/P dated 05/02/2019 (for Variation of conditions 2, 3, 8 and 13 of planning permission ref: 2015/0441/P dated 04/07/2016 for Erection of a three storey single dwelling following demolition of existing dwelling).

Drawing Nos: Bauder substrate systems extensive green roof system sheet, Bauder specification sheet; 110-A3-05-01

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

Informative(s):

1 Reason for granting approval of details:

The details of the 3 green roofs on the new house are considered acceptable. They show a high quality scheme, with sufficient depth of substrate, plant diversity and an adequate maintenance schedule to be sustainable. The details have been reviewed by the Council's Trees and Landscaping Officer who has confirmed the details are sufficient to discharge condition 18.

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

As such, the proposed details are in general accordance with policies C1 and A2 of the London Borough of Camden Local Plan 2017.

- 2 You are reminded that conditions 11 (bird/bat boxes), 12 (PV panels), 17 (replacement tree planting) and 20 (water use evidence) of planning permission ref 2018/2104/P dated 05/02/2019 are outstanding and require details to be submitted and approved.

Details already submitted to discharge conditions 5 (landscape), 7 (tree protection), 13 (SUDs), 14 (method statement) and 15 (lighting) 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 paragraph 38 of the National Planning Policy Framework 2019.

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, appearing to read 'DPope', written in a cursive style.

Daniel Pope
Chief Planning Officer