

Application ref: 2019/0122/P  
Contact: Jaspreet Chana  
Tel: 020 7974 1544  
Date: 3 June 2019

**Development Management**  
Regeneration and Planning  
London Borough of Camden  
Town Hall  
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ANGLIAN HOME IMPROVEMENTS  
ANGLIAN HOME IMPROVEMENTS NATIONAL  
ADMINISTRATION CENTRE PO BOX 65  
NORWICH  
NR6 6EJ

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Full Planning Permission Granted**

Address:

**10 B Lady Somerset Road London London NW5 1UP**

Proposal: Replacement front and rear windows and doors

Drawing Nos: Site location plan, block plan, Existing and proposed front and rear elevations, door elevation detail and section, window elevation detail and section, window elevation detail and section, Design and Access Statement.

The Council has considered your application and decided to grant permission subject to the following conditions:

Conditions and Reasons:

- 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: Site location plan, block plan, Existing and proposed

front and rear elevations, door elevation detail and section, window elevation detail and section, window elevation detail and section, Design and Access Statement.

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

Informatives:

1 Reasons for granting permission:

The proposed works involve replacement of the existing front bay window, rear small window and two sets of rear double French doors. The front bay window and rear window and doors would be replaced with like for like windows and doors which are considered sympathetic to the main building and do not differ greatly from the existing windows other than being double glazed. The frames to the windows and doors are to remain in timber painted white to match the existing windows and doors. The proposed changes are considered minor in nature and acceptable in this context.

The proposed works would not result in any significant loss of residential amenity to the neighbouring properties from loss of light, overlooking or be overbearing.

No objections were received in relation to the proposal. The sites planning history was taken into account in coming to this decision.

Therefore, it is considered that the proposed works would not significantly detract from the character and appearance of the subject dwelling or the surrounding area. The proposal would be in general accordance with policies A1 and D1 of the London Borough of Camden Local Plan 2017 and Policy D3 of the Kentish Town Neighbourhood Plan 2016, as well as the London Plan 2016 and NPPF 2019.


- 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 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 'DP', is centered on a light grey rectangular background.

Daniel Pope  
Chief Planning Officer