

Application ref: 2019/4389/P  
Contact: Thomas Sild  
Tel: 020 7974 3686  
Date: 24 September 2019

**Development Management**  
Regeneration and Planning  
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Ms Sam Stork  
193, Leighton Road  
London  
NW5 2RD

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Approval of Details Granted**

Address:  
**193 Leighton Road**  
**London**  
**NW5 2RD**

Proposal:

Details of facing materials as required by Condition 4 and bicycle storage as required by Condition 5 of planning permission 2019/1429/P granted 28 August 2019 for erection of a part single, part 2-storey side extension to form a 1 bedroom self-contained dwellinghouse  
Drawing Nos: 193 Leighton Road Materials as Proposed sheet showing Ibstock Kilgrogan Multi wire cut with light mortar, K-rend silicone self-coloured colour limestone white, Velfac composite aluminium clad timber window, oak insulated front door, Bauder extensive green roof planted with mixed sedums, Bike Shed as Proposed: LR /P130

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

Informative(s):

#### 1 Reasons for granting

The proposed facing materials would provide a close match to those existing on the main house. As such they would ensure the new dwelling appears appropriate in its context as an extension to the structure of the existing semi-detached house.

The proposed cycle store would provide covered, accessible and secure parking for 1 bicycle in line with the Council's requirements and would be sited in an appropriate position, set back from the road and would not be to the detriment of the surrounding streetscene.

The full impact of the proposed development has previously been assessed. As such, the submitted details are sufficient to discharge Conditions 3 and 5 and are in accordance with policies D1 and T1 of the London Borough of Camden Local Plan 2017

- 2 You are reminded that Condition 3 (Compliance with Building Regulations Part M4 (2)) of planning permission 2019/1429/P granted 28 August 2019 is outstanding and requires details to be submitted and 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 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', is written over a light grey rectangular background.

Daniel Pope  
Chief Planning Officer