

Application ref: 2020/0332/P  
Contact: Charles Thuaire  
Tel: 020 7974 5867  
Date: 17 February 2020

**Development Management**  
Regeneration and Planning  
London Borough of Camden  
Town Hall  
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Nicholas Taylor + Associates  
46 James Street  
London  
W1U 1EZ

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Approval of Details Granted**

Address:

**36 Lancaster Grove  
London  
NW3 4PB**

Proposal:

Details required by conditions 5 (water use) and 7 (SUDS implementation) of planning permission dated 28/06/2017 ref 2016/5813/P (for Change of use of part of former fire station (Sui Generis) to provide 5 self-contained residential units (Class C3) and installation of cycle parking enclosure)

Drawing Nos: Letter plus 2 annexes from Nicholas Taylor & Associates dated 14th January 2020

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

Informative(s):

1 Reason for granting approval-

Condition 5- The submitted details of water use shows that each flat will achieve less than the required maximum of 105 litres per person per day, thus resulting in a water-efficient development.

Condition 7- The submitted evidence demonstrates that drainage works have been implemented in accordance with the approved sustainable drainage

system, thus achieving a sustainable development.

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

As such, the proposed details are in general accordance with policies CC1, CC2 and CC3 of the London Borough of Camden Local Plan 2017.

- 2 You are advised that all conditions relating to planning permission dated 28/06/2017 ref 2016/5813/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 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 faint, light-colored rectangular stamp or watermark.

Daniel Pope  
Chief Planning Officer