

Application ref: 2020/3181/P
Contact: Laura Hazelton
Tel: 020 7974 1017
Email: laura.hazelton@camden.gov.uk
Date: 5 August 2020

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

Mrs Zoe Chan Eayrs
111 Frognal
London
NW3 6XR

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
111 Frognal
London
NW3 6XR

Proposal:

Details of basement engineer, building foundations and tree protection measures required by conditions 4, 5 and 6 of planning permission granted on 03/03/2020 under ref: 2019/6089/P for the (Demolition of non-original extensions; excavation of rear garden and erection of basement room beneath garden; erection of single storey rear extension at upper ground level; replacement front dormer windows; and other internal and external alterations).

Drawing Nos: 01 rev A; Tree protection details by Trettec dated July 2020; Letters from Rose Associates dated 16th March 2020 and 30th July 2020.

The Council has considered your application and decided to grant permission

Informative(s):

1 Reason for granting approval-

An appointment letter has been submitted to discharge condition 4 which required details of appointment of a suitably qualified chartered engineer. The details demonstrate the engineer has membership of the appropriate professional body and has been appointed to inspect, approve and monitor the

critical elements of both permanent and temporary basement construction works throughout their duration.

Details of the design of building foundations and of service trenches and other excavations on site as well as details of tree protection measures have been submitted to discharge conditions 5 and 6. The details have been reviewed by the Council's Tree Officer who has confirmed they are sufficient to show the development will not have an adverse effect on existing trees.

The full impact of the proposed development has already been assessed during the determination of the original permission (reference 2019/6089/P). The planning history of the site has been taken into account when coming to this decision.

As such, the submitted details are in general accordance with the requirements of policies D1, D2, A2, A3 and A5 of the London Borough of Camden Local Plan 2017 and policies DH1, DH2, NE2 and BA1 of the Hampstead Neighbourhood Plan 2018.

- 2 You are advised that all conditions relating to planning permission granted on 03/03/2020 under reference 2019/6089/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



Daniel Pope
Director of Economy, Regeneration and Investment