

Application ref: 2020/3822/P
Contact: Kristina Smith
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Date: 14 September 2020

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Flyp Co.
Fao. Raj Heir

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

Basement and Ground Floor Flat
52 Delancey Street
London
NW1 7RY

Proposal: Details of structural engineer related to condition 4 of planning permission 2016/2541/P dated 18/10/2017 for 'erection of part two storey, part single storey rear extension at lower ground and ground floor levels following excavation of lower ground floor patio area and conversion of the existing 2 bedroom maisonette to two 1 bed flats'.

Drawing Nos: Appointment letter dated 13/08/2020

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

Informative(s):

- 1 Reason for granting approval of details

Condition 4 requires details of a suitably qualified chartered engineer with membership of the appropriate professional body to be appointed to inspect, approve and monitor the critical elements of both permanent and temporary basement construction works throughout their duration, to ensure compliance with the design which has been checked and approved by a building control body.

The appointment letter confirms that a structural engineer has been appointed with qualifications / memberships including CEng and MIStrucE. This complies with the requirements of Camden Planning Guidance (CPG) Basements and Lightwells.

The full impact of the proposed development has already been assessed. The proposed details would not have a harmful impact on the appearance of the host buildings and streetscene, on the character of the conservation area or on neighbouring amenity.

As such, the submitted details are considered sufficient to discharge condition 4 and are in accordance with policies A5, D1 and D2 of the London Borough of Camden Local Plan 2017.

- 2 You are advised that all conditions relating to planning permission ref. 2016/2541/P granted on 18/10/2017 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 light grey rectangular background.

Daniel Pope
Director of Economy, Regeneration and Investment