

Application ref: 2020/4906/P
Contact: Matthew Dempsey
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Date: 9 November 2020

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JPA Ltd
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Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

**1 B Lady Margaret Road
London
NW5 2NE**

Proposal:

Details as required by condition 4 (gate and boundary treatment) of 2020/1969/P, dated 30/07/2020, for; Erection of railings and gate following demolition of part of garden wall.
Drawing Nos: Site Location Plan, S/17 /L/05 D.

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

Informative(s):

- 1 Condition 4 of planning application 2020/1969/P requires that details of the new gate and boundary treatment to be installed as a replacement for the tree damaged brick wall and non-functioning gate shall be provided.

The applicant has provided a detailed drawing in elevation and plan to the satisfaction of Design and Conservation Officers and the requirements of condition 4a). The new gate and boundary fence shall be constructed of Cor-Ten weathered steel material with a circular motif included echoing the original gate of the host building. This shall include perforated elements to enable some lines of sight and to add interest in the streetscene. The new boundary

has been designed to allow for further tree growth with continued safe and secure access for occupants of the site.

The Cor-Ten material has been accepted by the Council as an acceptable material choice for this installation in accordance with condition 4b). The applicant is reminded of the need to retain a material sample on site during the course of the works.

No objections have been received prior to making this decision. The sites planning history has been taken in to account when coming to this decision.

As such the development is in general accordance with policies A1, D1 and D2 of the London Borough of Camden Local Plan 2017, and also with the London Plan and the NPPF.

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