

Application ref: 2021/0821/P
Contact: Jennifer Walsh
Tel: 020 7974 3500
Email: Jennifer.Walsh@camden.gov.uk
Date: 1 April 2021

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

Savills
Fourth Floor
33 Margaret Street
LONDON
W1G 0JD

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
1 Ardwick Road
London
NW2 2BX

Proposal: Evidence of the implementation of sustainable urban drainage in relation to condition 7b of planning permission 2016/6015/P dated 20/04/2017 for the 'conversion of a single family dwelling house into eight self-contained flats with lower ground floor excavation and rear extensions'.

Drawing Nos: Construction Issue 201015/100 rev B; Letter dated 05 March 2020
ALB/AJB/201016; Cover letter dated 22nd February 2021;

The Council has considered your application and decided to grant permission subject to the following condition(s):

Informative(s):

1 Reason for granting permission-

The impact and extent of the proposed development has been previously assessed. The requirements of this condition therefore relate purely to the demonstration that the sustainable urban drainage system has been built in accordance with the details submitted in relation to condition 7a and reduce the rate of surface water run-off from the buildings and limit the impact on the

storm-water drainage system in accordance with policy requirements.

Submitted information confirms that the system has been implemented in their entirety as approved under application 2017/2600/P. A letter has been submitted from a Principal Civil Engineer to confirm that the system has been installed as approved and will accommodate all storms up to and including a 1:100 year storm with a 30% provision for climate change. The system shall be retained and maintained in accordance with the details in Appendix 3 of the VKHP SUDS letter dated 12 July 2017, which accompanied Part A of the condition. Specifically, a maintenance team will visit the stations twice a year and both stations have been equipped with high level alarms that automatically contact the maintenance team as necessary. The information is considered to be sufficient evidence to discharge this condition.

As such, the proposed details are in general accordance with the requirements of policies A1, A5, CC1, CC2, and CC3 of the Camden Local Plan 2017. The development also remains in accordance with the London Plan (2021) and the NPPF (2019).

- 2 You are advised that all conditions relating to planning permission granted on dated 20/04/2017 planning reference 2016/6015/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 positioned above the printed name and title of the signatory.

Daniel Pope
Chief Planning Officer