

Application ref: 2021/0503/P  
Contact: Matthew Dempsey  
Tel: 020 7974 3862  
Email: [Matthew.Dempsey@Camden.gov.uk](mailto:Matthew.Dempsey@Camden.gov.uk)  
Date: 17 May 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](mailto:planning@camden.gov.uk)

[www.camden.gov.uk/planning](http://www.camden.gov.uk/planning)

Smithers Purslow  
Glaston Hall  
Spring Lane  
Glaston  
Oakham  
LE15 9BZ  
United Kingdom

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Approval of Details Granted**

Address:  
**42 Avenue Road**  
**London**  
**NW8 6HS**

Proposal:  
Detail of Structural Engineer as required by condition 3, and; details of Hard and Soft Landscaping as required by condition 6, of of 2020/3953/P, dated 29/03/2020, for; Additional Environmental Approval to extend planning permission ref 2015/4414/P dated 31/03/2017 until 01/05/2021, under Section 93B of the TCPA 1990 (as amended by Section 17 of the Business and Planning Act 2020).

Drawing Nos: Site Location Plan 1920/P001, 1920-201, PR01 AA101 Rev1, PR01 AA006 Rev6. Smithers Purlo letter dated 03/02/2021. Confirmation of Engineers Qualifications e-mail dated 17/05/2021,

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

Informative(s):

#### **1 Reasons for approval:**

Condition 3 requires submission and approval of a written confirmation of a suitably qualified chartered engineer to oversee the proposed basement excavation works during construction. The Applicant has submitted a letter

from Smithers Purlow (03/02/2021) confirming their appointment as Chartered Structural Engineer for the project. The engineers are members of the Institution of Structural Engineers, the Institute of Civil engineers and the Chartered Association of Building Engineers (CABE) (Confirmed engineers possess BEng (Hons) MSc GMICE and BEng(Hons) CEng MStructE) which are considered acceptable and complies with the Council's supplementary planning guidance document 'Basements'. Condition 3 of 2020/3953/P can therefore be discharged.

Details of hard and soft landscaping have been submitted to discharge condition 6 including garden plans and planting proposals. The Council's Tree and Landscape Officer has raised no objection to the proposals. Condition 6 of 2020/3953/P can therefore be discharged.

The full impact of the proposed development has already been assessed during the determination of the original application. The planning history of the site has been taken into account when coming to this decision.

As such, the submitted details are in accordance with policies CS14 and CS15 of the London Borough of Camden Local Development Framework Development Policies and policies DP24 and DP27 of the London Borough of Camden Local Development Framework Development Policies.

- 2 You are advised that all conditions relating to planning permission granted on 29/03/2020 reference: 2020/3953/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 light blue rectangular background.

Daniel Pope  
Chief Planning Officer