

Application ref: 2021/1226/P
Contact: Josh Lawlor
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Date: 17 September 2021

Development Management
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James Taylor Developments
James Taylor House
St Albans Road East
Hatfield
AL10 0HE

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
10 King's Mews
London
WC1N 2HZ

Proposal:

Discharge of Condition 15 (Compliance with Building Regulations Part M4 (2)) granted under planning permission reference 2017/4543/P dated 16/10/2018 as varied by planning reference 2018/5690/P dated 10/06/19 for erection of three storey plus basement building to provide 1 x 1 bed, 2 x 2 bed and 2 x 3 bed flats.

Drawing Nos: JHT02_200_201_AC, JHT02_200_202_AC, JHT02_200_203_AC, JHT02_200_204_AC.

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

Informative(s):

1 Reasons for approval:

Condition 15 requires evidence to demonstrate that the property has been built out in accordance with accessible design standards to meet the optional Building Regulations Part M4(2) requirement.

In order to confirm that the three dwellings have been constructed in accordance with the optional requirements, a letter from James Taylor Developments has been provided which includes a reference to email correspondence from the scheme architects. An email confirmation has also been provided by the approved inspector. This letter and email correspondence confirms that the firm was instructed to carry out the building control inspections and that they regard the development in accordance with AD-M4(2). This is sufficient to discharge the condition.

The proposed details would not have a harmful impact on neighbouring amenity. The planning history of the site has been taken into account when coming to this decision. No comments / responses have been received in relation to the details.

As such, the proposed development is in general accordance with policy C6 of the London Borough of Camden Local Plan (2017).

- 2 You are advised that all conditions relating to planning permission reference 2017/4543/P dated 16/10/2018 as varied by planning reference 2018/5690/P dated 10/06/19 which require 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 2021.

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 faint circular stamp.

Daniel Pope
Chief Planning Officer