

Application ref: 2019/2457/P  
Contact: Patrick Marfleet  
Tel: 020 7974 1222  
Email: [Patrick.Marfleet@camden.gov.uk](mailto:Patrick.Marfleet@camden.gov.uk)  
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**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)

Herbert & Taylor Ltd  
22a Iliffe Yard  
Crampton Street  
LONDON  
SE17 3QA

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Grant of Non-Material Amendments to planning permission**

Address:

**22 Makepeace Avenue**  
**London**  
**N6 6EJ**

Proposal: Amendment to planning permission 2018/2794/P dated 08/01/2019 (for External alterations including enlargement and re-profiling of main roof, installation of side dormer extension and erection of single storey side and rear extensions at ground floor level), namely alterations to the fenestration of the approved extensions, creation of Juliette balcony at second floor level and additional step to approved rear terrace.

Drawing Nos:

Superseded: 212\_EL-02 C, 212\_EL-03 C

Proposed: 212\_EL-03 D, 212\_EL-02 C

The Council has considered your application and confirms that the proposals are acceptable as non-material amendments to the planning permission set out above.

For the purposes of this decision, condition no.3 of planning permission 2018/2794/P dated 08/01/2019 shall be replaced with the following condition:

#### **REPLACEMENT CONDITION 3**

The development hereby permitted shall be carried out in accordance with the following approved plans: 212\_EL-01 B, 212\_GA-03 B, 212\_GA-02 A, 212\_GA-01 B, 212\_EL-03 D, 212\_EL-02 D, 212\_EL-01 B, 3768-01, 3768-04, 3768-03, 3768-

Reason: For the avoidance of doubt and in the interest of proper planning.

Informative(s):

1 Reasons for granting approval-

The introduction of a Juliette balcony to the rear 2nd floor window, increase in height of the ground floor terrace area by 160mm and alterations to the fenestration of the approved side and rear extensions are considered acceptable. They represent minor alterations that would not have a significant impact on the appearance of the side and rear elevations as approved or the appearance of the surrounding conservation area. The minor nature of the proposed amendments would ensure no harm is caused to neighbouring amenity in terms of loss of light or increased overlooking.

The full impact of the proposed development has already been assessed by virtue of the previous approval granted under permission reference 2018/2794/P dated 08/01/2019. The proposed amendments are therefore considered to be non-material in the context of the original scheme and do not raise any new issues or alter the substance of the approved development.

2 You are advised that this decision relates only to the changes highlighted on the plans and set out in the description and shall only be read in the context of the substantive permission 2018/2794/P dated 08/01/2019 and is bound by all the conditions attached to that permission.

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.

Yours faithfully



Daniel Pope  
Chief Planning Officer

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