

Application ref: 2021/5603/P
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Date: 10 December 2021

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45 Welbeck Street
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Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
12 Gloucester Gate
London
NW1 4HG

Proposal: Details of chartered engineer required by condition 7 of planning permission 2020/0441/P dated 09/10/2020 for 'Variation of condition 3 (approved drawings) of planning permission 2016/4549/P dated 22/12/2016 (as amended by 2017/4111/P partly allowed at appeal 10/06/2019) (for erection of single storey extension connecting 12 Gloucester Gate to mews building and associated alterations), namely to allow lightwell (rather than rooflight) to courtyard'.

Drawing Nos: Techniker Fee Proposal & Appointment dated 5 October 2021.

The Council has considered your application and decided to grant approval of details.

Informatives:

1 Reasons for granting approval

The submitted details of the engineer's appointment and the appointee's responsibilities show that a suitably qualified chartered engineer has been appointed to inspect, approve and monitor the basement construction works throughout their duration. Therefore the appearance and structural stability of neighbouring buildings and the character of the immediate area would be safeguarded.

The planning and appeal history of the site has been taken into account when coming to this decision.

The submitted details are consistent with the general expectations of the approved scheme and are acceptable in all other respects.

Special regard has been attached to the desirability of preserving the listed building or its setting or any features of special architectural or historic interest which it possesses under s.66 of the Planning (Listed Buildings and Conservation Areas) Act 1990 as amended by the Enterprise and Regulatory Reform Act (ERR) 2013.

Special attention has been paid to the desirability of preserving or enhancing the character or appearance of the conservation area, under s.72 of the Listed Buildings and Conservation Areas Act 1990 as amended by the Enterprise and Regulatory Reform Act (ERR) 2013.

As such, the proposed development is in general accordance with policies D1, D2 and A5 of the Camden Local Plan 2017.

- 2 You are advised that details have been submitted to discharge condition 4 and 11 of planning permission granted on 09/10/2020 ref: 2020/0441/P and these are pending determination.

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 light blue rectangular background.

Daniel Pope
Chief Planning Officer