

Application ref: 2021/5412/P
Contact: Obote Hope
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Date: 2 March 2022

Development Management
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SNAS Design and Development Ltd
Unit 1
South Park Studios
88 Peterborough Road
SW6 3HH

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
15 Eldon Grove
London
NW3 5PT

Proposal:

Details of green roof required by condition 4 pursuant to planning permission 2021/1827/P dated 21/10/2021 for erection of a single storey rear extension.

Drawing Nos: XF301; SNAS_86_550 REVA; Bauder XF301 Sedum System ; General Maintenance Green Roof Extension System Bauder Vegetation Guide and Design and Access Statement commissioned by SNAS Design and Development.

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

Informative(s):

1 Reasons for granting approval:

Condition 4 requires details of the green roof as granted consent under application ref 2021/1827/P dated 21/10/2021. The submitted details of the sedum green roof are considered acceptable in terms of depth of substrate, species planted and the installation and maintenance process. The submitted details would satisfy the requirements of condition 4 given the size of the green roof and contribute to the visual amenity and biodiversity of the wider area.

The full impact of the proposed development has already been assessed. The proposed details would support the biodiversity of the site.

As such, the proposed details are in general accordance with policies A3, D1, D2 and CC3 of the Camden Local Plan 2017.

- 2 You are advised that all conditions relating to planning permission 2021/1827/P granted on 21/10/2021 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 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 positioned above the printed name and title.

Daniel Pope
Chief Planning Officer