

Application ref: 2021/1208/P
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Date: 23 November 2022

Development Management
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Sia Sharif
58 Crossway
Welwyn Garden City
AL8 7EE

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

Site At 6 Streatley Place
London
NW3 1HP

Proposal:

Details of historic building investigation and chartered engineer to oversee the works, as required by conditions 16A and 21 of planning permission 2018/2859/P dated 20/08/2020 (for Demolition of the existing workshops & stores and the erection of a 1-3 storey plus basement building with ground, 1st and 2nd floor roof terraces comprising 2 flats and 2 maisonettes).

Drawing Nos: Written scheme of investigation for a level 2 building recording by MOLA dated 14/01/2022; Letter from STS Structural Engineering LTD dated 15/03/2021.

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

Informative(s):

1 Reasons for approving details:

Condition 16 requires a written scheme of historic building investigation (WSI) to be submitted and includes in part A 'The programme and methodology of site investigation and recording and the nomination of a competent person(s) or organisation to undertake the agreed works'.

A written scheme of investigation has been provided by MOLA and assessed by Historic England Greater London Archaeological Advisory Service (GLAAS). The document was confirmed to be in accordance with relevant standards and guidance and in compliance with the requirements of condition 16A. As such condition 16 part A can be discharged.

Part B of this condition requires the programme for post-investigation assessment and subsequent analysis, publication & disseminating and deposition of resulting material. This part of the archaeological condition will not be fully satisfied until all works are complete, including any post-excavation assessment/analysis leading to publication.

Condition 21 requires details of the appointment and responsibilities of a suitably qualified chartered engineer with membership of the appropriate professional body in charge with approving, monitoring the critical elements of both permanent and temporary basement construction works throughout their duration. A letter has been submitted from STS Structural Engineering LTD which confirms Marko Nesovic (a chartered structural engineer and member of the Institute of Structural Engineers) has been appointed to oversee construction in accordance with the requirements of condition 21. This person has the appropriate qualifications and membership. As such condition 21 can be discharged.

The full impact of the proposed development has already been assessed. The proposed details would ensure no harm would be caused to any archaeological remains to be found on site and would safeguard the appearance and structural stability of neighbouring buildings and the character of the immediate area.

As such, the proposed development is in general accordance with policies D1, D2, A1 and A5 of the London Borough of Camden Local Plan 2017.

- 2 You are required to communicate the start date of works with the Historic England GLAAS case officer for this case-
louise.davies@historicengland.org.uk
- 3 You are advised that conditions 12, 15 of planning permission 2018/2859/P dated 20/08/2020 are pending consideration under application ref 2022/1999/P; and conditions 14, 17 are pending consideration under application ref 2022/3728/P.

Conditions 3, 4, 5, 9, 10, 11 and 16B of planning permission 2018/2859/P dated 20/08/2020 still require details to be submitted and 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', written in a cursive style.

Daniel Pope
Chief Planning Officer