

Application ref: 2022/1900/P
Contact: Edward Hodgson
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Date: 31 January 2023

Development Management
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Barker Shorten Architects
108 Oldfield Road
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N16 0RJ

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

**15 Thurlow Road
London
NW3 5PL**

Proposal:

Details required by conditions 4 (materials) and 5 (tree and landscaping) pursuant to planning permission 2019/5705/P dated 06/05/2020 (for: Erection of a single storey rear extension, replacement of windows to front and side elevations and associated landscape works to front and rear)

Drawing Nos: Site Location Plan, Details A 03, Elevations as proposed 02, Details B 06, Elevations as proposed 02 rev A, Details C 201 P1, Plans as proposed 01 Rev A, Landscape Plan CG601.04.04, 151 P1,

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

Informative(s):

1 Reasons for granting approval-

Condition 4 requires details including drawings, samples and manufacturer's details of the approved windows and doors to be submitted. The details, including samples on site, have been reviewed by the Council's Conservation Team and are considered to be acceptable and appropriate in design terms to the host building.

Condition 5 requires details of the landscaping plan for the rear garden including planting schedule, landscape plan, retention of trees and details of the permeable stone paving. A revised landscaping plan has been submitted showing the retention of the existing cherry tree with a girth of approx. 0.2m. The details have been reviewed by the Council's Tree and Landscape team and are considered to be acceptable and appropriate in visual amenity and biodiversity terms.

As such, the proposed development is in general accordance with policies A1, A4, D1 and D2 of the Camden Local Plan 2017 and policies DH1, DH2, NE3 of the Hampstead Neighbourhood Plan 2018.

- 2 You are advised that all conditions relating to planning permission granted on 7/5/2020 ref. 2019/5705/P, 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 written over a light grey rectangular background.

Daniel Pope
Chief Planning Officer