

Application ref: 2022/4472/P
Contact: Laura Dorbeck
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Date: 17 February 2023

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William Tozer Associates
42-44 New House
67-68 Hatton Garden
London
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Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
47 D Netherhall Gardens
London
NW3 5RJ

Proposal: Basement engineer details required by condition 8 of planning permission ref. 2019/3948/P granted 21/12/2021 for the 'Excavation of a new basement level with 3 x lightwells to front and side and 2 x walk-on skylights within front garden; alterations to front elevation fenestration and installation of new glass canopy to front door; enlargement and re-location of 2 x rear rooflights'.

Drawing Nos: Letter from Elite Designers Structural Engineers dated 5th August 2022.

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

Informative(s):

1 Reasons for granting permission

Condition 8 required details of a suitably qualified chartered engineer with membership of the appropriate professional body to be appointed to inspect, approve and monitor the critical elements of both permanent and temporary basement construction works throughout their duration, to ensure compliance with the design which has been checked and approved by a building control body.

Elite Designers Ltd have confirmed they have been appointed to carry out the permanent and temporary works design and overseeing of structural alterations, and that the works will be checked at regular intervals by local authority building control or a nominated approved inspector.

The Engineers have the relevant qualifications which comply with the requirements of the Basements CPG, including BEng, B(Struct) Eng, CEng, MIEI and MICE.

The full impact of the proposed development has already been assessed during the determination of the original application (reference 2019/3948/P granted 21/12/2021). The planning history of the site has been taken into account when coming to this decision.

As such, the submitted details are considered sufficient to discharge condition 8 and are in accordance with policy A5 of the London Borough of Camden Local Plan 2017.

- 2 You are reminded that conditions 4 (detailed drawings) and 8 (landscaping details) of planning permission 2019/3948/P granted 21/12/2021 are outstanding and require details to be submitted for approval.

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