

Development Management  
Regeneration and Planning  
London Borough of Camden  
Town Hall  
Judd Street  
London  
WC1H 9JE

27 February 2023

Dear Sirs,

**Application ref: 2021/5591/P**

We are applying now for the discharge of conditions, for the Householder Application Granted on 29 November 2022

Address: The Elms, Columbas Drive, London, NW3 7JD

Proposal:

*Alteration of existing pool and gym with new glazed lean-to extension to mezzanine level and glazed roof over existing pool with a roof terrace and railings, internal pool to be replaced and be extended externally with associated hard landscaping and erection of single storey rear glazed extension with glazed link and associated works.*

From the 4 conditions issued, only Condition 4 requires discharge, prior to commencement.

Condition 4

*Prior to the commencement of works, a Bat Mitigation Plan, shall be submitted to and approved in writing by the local planning authority. The approved details shall thereafter be provided in its entirety and permanently retained thereafter.*

*Reason: In order to protect nature conservation sites and safeguard protected and priority habitats and species in accordance with the requirements of policy A3 of the Camden Local Plan 2017.*

The Listed Buildings Consent Granted associated with the above, Application ref: 2021/6299/L, does not require discharge of conditions prior to commencement.

In order to submit our application, a document report “**Bat Mitigation Plan**” was prepared by the client’s consultant, **Arbtech**, which we are now submitting for approval.

We trust that all the aspects of the conditions are met through the submitted report and we look forward to hearing from you.

Your faithfully,



Doina Moss  
RIBA, ARB, FRSA  
RIBA Conservation Registrant

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