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## RECOMMENDATION

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This document shows the case officer's recommended decision for the application referred to below.  
This document is not a decision notice for this application.

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<b>Applicant</b>	Mr Scott Collins	<b>Reg. Number</b>	16/AP/4576
<b>Application Type</b>	Full Planning Application	<b>Case Number</b>	TP/2621-68A
<b>Recommendation</b>	Grant permission		

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### Draft of Decision Notice

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**Planning Permission was GRANTED for the following development:**

Erection of a second floor roof extension

**At:** 68A CRAWTHEW GROVE, LONDON SE22 9AB

**In accordance with application received on** 09/11/2016 16:02:12

**and Applicant's Drawing Nos.**

SITE LOCATION PLAN;  
 01-002 EXISTING - GROUND FLOOR PLAN;  
 EX-001 EXISTING LOWER GROUND FLOOR;  
 EX-003 EXISTING FIRST FLOOR PLAN;  
 EX-004 EXISTING SECTION AA;  
 EX-006 - EXISTING ROOF PLANS;  
 EX-05 EXISTING ELEVATIONS;  
 PL-101 REV C - PROPOSED FIRST AND SECOND FLOOR PLANS;  
 PL-102 REV C - PROPOSED ELEVATIONS;  
 PL-103 REV B - PROPOSED SECTION;  
 PL-104 - PROPOSED ROOF PLANS;  
 PL-105 - PERSPECTIVE SKETCHES - 3D\*\*\*\*\*

**OTHER DOCUMENTS:**

DESIGN AND ACCESS STATEMENT;  
 AGENT REPSONSE TO OBJECTIONS.

**Subject to the following three conditions:**

**Time limit for implementing this permission and the approved plans**

- 1 The development hereby permitted shall be begun before the end of three years from the date of this permission.

Reason

As required by Section 91 of the Town and Country Planning Act 1990 as amended.

- 2 The development hereby permitted shall not be carried out otherwise than in accordance with the following approved plans:

PL-101 REV C - PROPOSED FIRST AND SECOND FLOOR PLANS;  
 PL-102 REV C - PROPOSED ELEVATIONS;  
 PL-103 REV B - PROPOSED SECTION;  
 PL-104 - PROPOSED ROOF PLANS;  
 PL-105 - PERSPECTIVE SKETCHES - 3D.

Reason:

For the avoidance of doubt and in the interests of proper planning.

**Compliance condition(s)** - the following condition(s) impose restrictions and/or other requirements that must be complied with at all times once the permission has been implemented.

- 3 The materials to be used in the implementation of this permission shall not be otherwise than as described and specified in the application and on the drawings hereby approved unless the prior written consent of the local planning authority has been obtained for any proposed change or variation.

**Reason**

To ensure that the new works blend in with the existing building in the interest of the design and appearance of the building in accordance with The National Planning Policy Framework 2012, Strategic Policy 12 - Design and Conservation of The Core Strategy 2011 and Saved Policies 3.12 Quality in Design and 3.13 Urban Design of the Southwark Plan 2007

**Statement of positive and proactive action in dealing with the application**

To assist applicants the Local Planning Authority has produced policies, provided written guidance, all of which is available on the Council's website and which has been followed in this instance.

The local planning authority delivered the decision in a timely manner.