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Development Management
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Please ask for/reply to: Grace Hewett
Tel/Typetalk:
Minicom: 020 8760 5797
Email: development.management@croydon.gov.uk

Your ref:
Our ref: P/PC/North Area Team/DCGXH

Date: 16th March 2021

**The Town and Country Planning (General Permitted Development) (England)
Order 2015**

Application Number: 21/00522/GPDO **Applicant:** Mrs M Stamp

NOTIFICATION OF PRIOR APPROVAL - APPROVED

I refer to your application which was received on 5th February 2021 and write to inform you that the Council of the London Borough of Croydon, as the Local Planning Authority, have resolved prior approval no jurisdiction for the development as detailed below and in accordance with the information that the developer provided to the local planning authority.

Details of application: -

Erection of a single storey rear extension projecting out 4.8 metres from the rear wall of the original house with a height to the eaves of 3.4 metres and a maximum height of 2.4 metres

at:

38 Oakley Road, South Norwood, London, SE25 4XQ

Grounds :-

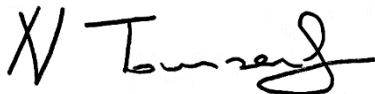
- 1 Permission is granted by the Town and Country Planning (General Permitted Development) Order 2015 (Article 3 and Part I Class A of Schedule 2) subject to the following conditions:
 - (a) the materials used in any exterior work (other than materials used in the construction of a conservatory) shall be of a similar appearance to those used in the construction of the exterior of the existing dwellinghouse;
 - (b) any upper-floor window located in a wall or roof slope forming a side elevation of the dwellinghouse shall be:-
 - (i) obscure-glazed, and

- (ii) non-opening unless the parts of the window which can be opened are more than 1.7 metres above the floor of the room in which the window is installed, and
- (c) where the enlarged part of the dwellinghouse has more than one storey, the roof pitch of the enlarged part shall, so far as practicable, be the same as the roof pitch of the original dwellinghouse.

Documents relating to this case can be viewed on our website at:

www.croydon.gov.uk/onlineplans

Yours faithfully,



Nicola Townsend

Head of Development Management

Drawing No's: Elevations and Floor Plans 5695-02PA Received 04.02.2021,
Location Plan 5695-01PA Received 04.02.2021

Building Regulation Notes: This is a planning notification only. It does not convey any approval or consent which may be required under the Building Regulations or any other enactment.

To help you with the Building Control process and securing the necessary consents, you should be preparing for the next regulatory stage, which will be a Building Control submission.

Your building work will be inspected and a Certificate issued on satisfactory completion. You will need this when you come to sell the property.

Please click [here](#) for a helpful booklet which explains the requirement for this application and how the process works. Whilst the booklet should answer most questions you may have, please do not hesitate to contact Croydon Building Control for further advice, including technical matters. We can provide a seamless service with our planning colleagues to help you ensure that your building works proceed smoothly and comply with all necessary processes and consents.

Email: building.control@croydon.gov.uk Ring: 020 8760 5637 or visit the Croydon Building Control [website](#)