

## Agenda Item 06

### Supplementary Information

**Planning Committee on 4 August, 2025** Case No.

**25/0938**

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Location	81 Balmoral Road, London, NW2 5BH
Description	Proposed rear dormer extension with Juliet balcony, new patio doors and ground floor kitchen door to rear, installation of 2x front roof lights, new front boundary treatment, conversion from dwellinghouse to a 7 bedroom 8 person house in multiple occupation (HMO), soft landscaping and installation of refuse storage and cycle storage to front garden.

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Since publication of the committee report, two additional objections have been received. One is from a resident who has already objected to the proposal and one is from Councillor Saqlain Choudry. The matters raised within the objections have already been discussed within the main report. An additional matter was raised in a party wall agreement. Party wall agreements lie outside the remit of the planning system and are covered under the Party Wall Act.

**Recommendation: Remains that the Committee resolve to GRANT planning permission subject to the conditions set out in the Committee report and as updated above, and the prior completion of a satisfactory s106 legal agreement.**

**That the Head of Planning or other duly authorised person is delegated authority to negotiate the legal agreement indicated above.**

**That the Head of Planning or other duly authorised person is delegated authority to issue the planning permission and impose conditions (including to delete, vary, or add conditions, Informatives, planning obligations or reasons for the decision).**

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