

Our Ref: 2251-GNA-ZZ-ZZ-RI-A-01003 - P01

13th March 2023

London Borough of Camden

Obote Hope
2nd Floor
5 Pancras Square
London N1C 4AG

Dear Obote,

2251
100 HATTON GARDEN – SECOND FLOOR – LONDON
POLICY CC2 JUSTIFICATION
APPLICATION NUMBER - 2023/0395/

Following your email on 10/03/2023 @ 16:15pm please see below a response to your request to provide justification for the proposed application to change/replace existing Mechanical plant.

The proposed works are for the second floor Commercial Office space of 100 Hatton Garden. See proposed floor plan below.



Garnett Netherwood Architects Ltd
46 The Calls, Leeds, LS2 7EY
T: 0113 244 8858
E: info@garnettnetherwood.com
www.garnettnetherwood.com
Registered in England No. 3069186
VAT Reg No. 664713816

Directors
Nick Barnes BEng BA Dip Arch MSc RIBA
Leighton Williams BSc Hons Dip Arch RIBA
Project Director
Neil Oxlee BA Hons Dip Arch RIBA
Associate
Nathan Bush BA Hons Dip Arch RIBA

The justification for the replacement of existing M&E external plant (condensers) is that the existing external condenser units in both courtyards have come to the end of their life and require replacing. The client is undertaking an internal refurbishment of the second floor and is taking the opportunity to replace the external condensers which will be much more energy efficient and will require much less maintenance to keep them working.

The condensers will be replaced like for like i.e. newer versions of the current equipment installed albeit much more energy efficient units.

In conclusion the planning application is to facilitate the change of existing equipment. We are not changing the strategy for the building but the new installation will provide a much more energy efficient install for the proposed new second floor fitout.

I trust this provides the relevant justification for the proposed planning application. If you need anything else please let me know.

Yours sincerely,



Neil Oxlee RIBA
Project Director