

Application ref: 2023/1473/P  
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Date: 15 June 2023

**Development Management**  
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Fuller Long Limited  
The Granary  
1 Waverley Lane  
Farnham  
GU9 8BB  
United Kingdom

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Approval of Details Granted**

Address:

**Land fronting Stephenson Way (to the rear of 222 Euston Road adjacent to 210 Euston Road)**  
**London**  
**NW1 2DA**

Proposal:

Details pursuant to condition 13 (green roof) of planning permission ref: 2018/2316/P dated 20/10/2020 for the erection of a 7 storey building plus basement for student accommodation use with rooms of accommodation on the upper floors and shared amenity space at ground and sixth floor levels and terrace at 6th floor level fronting Stephenson Way (Sui Generis), plus retention of the vehicular easement from Stephenson Way to the rear of 222 Euston Road

Drawing Nos: Living Roof Planning Condition 13 document dated March 2023 Revision A prepared by Darling Associates Architects; Cover Letter dated 5th April 2023 prepared by Clare Preece

The Council has considered your application and decided to grant permission.

Informative(s):

- 1 Reasons for granting permission:

Condition 13 (Green roof) requires the submission and approval of details in

respect of the living roof in the area indicated on the approved roof plan. The agent has provided a detailed scheme of maintenance, sections at a scale of 1:20 with manufacturers details demonstrating the construction and materials to be used, and full details of planting species and density, as required by the condition.

The Council's Tree and Landscape Officer has reviewed the submitted documentation and raised no objections.

The full impact of the development has been considered during the determination of the original application.

As such, the details are in accordance with policies CC1, CC2, CC3, CC4, D1 and A3 of the London Borough of Camden Local Plan 2017.

- 2 You are reminded that conditions 3 & 4 (detailed drawings), 5 (brickwork), 8 (PV cells), 9 (sustainable drainage system), 10 (impact piling), 11 (air quality monitoring), 14 (contaminated land), 15 (mechanical ventilation), 16 (external plant), 18 (bird and bat boxes), and 19 (fire statement) of planning permission 2018/2316/P granted on 20 October 2020 are outstanding and require details to be submitted and approved.

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraph 38 of the National Planning Policy Framework 2021.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully



Daniel Pope  
Chief Planning Officer