

DS/CA/DP6346
25 July 2023

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Dear Alex

200 GRAY'S INN ROAD, LONDON, WC1X 8XZ
SUBMISSION OF DETAILS PURSUANT TO CONDITION 8 OF PLANNING PERMISSION 2023/0869/P

On behalf of our client, Great Ropemaker Partnership (G.P) Limited, we enclose with this letter an application for the approval of details reserved by Condition 8 of planning permission 2023/0869/P relating to the development at 200 Gray's Inn Road ('the Site').

Planning Permission

Planning permission was granted on 19 April 2023 for the following development:

"Erection of single storey roof extensions for ancillary office space with associated roof terrace and relocation of plant"

Condition 8

The full wording of Condition 8 is set out below.

"Prior to the commencement of works on site, details of the relocated and replacement plant and/or satellite equipment shall be submitted to the Local Planning Authority for approval in writing. Such details shall minimise the visual impact to neighbouring properties and streetscape, reduce the need for plant onsite, and capitalise on any such plant that can be replaced with modern energy-efficient and inaudible plant equipment."

The existing roof plant and satellite communications equipment at the Site has developed incrementally over the life of the building – elements are now obsolete and its layout needs to be rationalised.

The details submitted under Condition 8 will rationalise the layout at rooftop plant, removing redundant equipment and replacing essential remaining equipment. Satellite dishes will be removed from the prominent western elevation.



Submission Documents

In addition to this covering letter, please find enclosed the following information:

- Application form, prepared by DP9;
- Site Location Plan, prepared by Bennetts Associates;
- Roof Level Plan, showing existing and proposed plant locations, prepared by Bennetts Associates;
- Elevation, comparison to show the maximum height of existing and proposed plant, prepared by Bennetts Associates.

The application fee has been paid online via Planning Portal.

We trust that the above and enclosed information is sufficient to enable full discharge of condition 8. However, if you require any additional details are required, please do not hesitate to contact David Shiels (Tel: 07880 070760) and Charlotte Allen (Tel: 07514 731838) from this office.

Yours faithfully

DP9 Ltd.

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Encs.