

# pawlik + wiedmer

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Planning – Development Control  
Camden Town Hall  
London  
WC1H 8ND

2<sup>nd</sup> October 2023

## 559 // Phoenix Theatre – 2022/5537/P – Discharge of Condition 4 a, b & c

Dear Elaine,

We write to submit documents for the discharge of Condition 4 a, b and c of the consented planning application 2022/5537/P. The documents submitted are noted below. The condition states:-

*4 Before the relevant part of the work is begun, detailed drawings, or samples of materials as appropriate, in respect of the following, shall be submitted to and approved in writing by the local planning authority:*

- a) Plan, elevation and section drawings at scale 1:10, showing the new shopfront frames, mullions, details of the pilaster finishes and details of how these would be set into the existing openings.*
- b) Plan, elevation and section drawings at scale 1:20 showing the new louvred screens including details of materials and finishes.*
- c) Manufacturer's specification details of all facing materials (to be submitted to the Local Planning Authority) and samples of those materials (to be provided on site).*

*The relevant part of the works shall be carried out in accordance with the details thus approved and all approved samples shall be retained on site during the course of the works.*

4 a)

Drawing number ***PTR-DMA-VI-XX-D-A-071005 - CHARING CROSS ROAD – DETAILS*** has been submitted to illustrate how the proposed shopfront glazing sits within the original openings. Care has been taken in the positioning of the glazing within masonry frames so that the overall ground level of Phoenix House is once again a considered composition.

4 b)

Working in conjunction with a louvre screen manufacturer drawing ***559-PWL-ZZ-ZZ-DR-A-PL 335\_Louvre Screen Detail*** has been submitted for consideration. The aim of the screen is to present a tidy and clean screen to obscure the ducts rising the rear wall of the theatre. The revised screen utilises continuous aluminium blades to break up the scale of the overall screen. The panels are powder coated slate grey a visual reference of this is included on the submitted drawing.

4 c)

The proposed finishes to the Charing Cross Road elevations are natural granite and limestone masonry panels. As specified below:-

**Olympus Beige Limestone:**

Test Mean Value Units  
Apparent Density 2647 Kg/m<sup>3</sup>  
Compression Breaking Load 1689 Kg/cm<sup>2</sup>  
Compression B.L. after Freezing 1648 Kg/cm<sup>2</sup>  
Bending Strength 209 Kg/cm<sup>2</sup>  
Water Absorption 0,81 %  
Apparent Porosity 2,14 %  
Thermal Linear Expansion Coefficient  $3,9 \cdot 10^{-6}$  per °C  
Abrasion Test 3,7 mm  
Impact Test 25 cm  
Frost Resistance 48 Cycles with no alterations



**Grey Steele Flamed Granite:**

Test Mean Value Units  
Tolerances on Dimensions Class 2  
Compressive Strength 155 Mpa  
Flexural Strength 16MPa  
Material Density 2600 kg/m<sup>3</sup> (typically)  
Slip Resistance 63 Wet – TLR Slider Test  
72 Dry – TLR Slider Test  
Abrasion Resistance 17.90 mm  
Water Absorption 0.30%



Samples of these stones are retained on site for inspection as required in the conditions.

We trust that the details above provide you with sufficient information to discharge the conditions, however if you require any further clarification, please do not hesitate to contact us.

Yours Faithfully

Nicholas Pawlik



**RIBA**   
Chartered Practice

The Architects within this practice are registered as such under the Architects Act 1997