

DP4866/AM/JMP
08/11/2023

DP9 Ltd
100 Pall Mall
London SW1Y 5NQ

Registered No. 05092507

telephone 020 7004 1700
facsimile 020 7004 1790

www.dp9.co.uk

David Peres Da Costa
Regeneration and Planning
London Borough of Camden
Town Hall
Judd Street
London
WC1H 9JE

Dear David,

NETWORK BUILDING (95-100 TOTTENHAM COURT ROAD & 76-78 WHITFIELD STREET) AND 88 WHITFIELD STREET, LONDON, W1T 4TP – PERMISSION REF. 2020/5624/P

APPLICATION FOR APPROVAL OF DETAILS PURSUANT TO CONDITION 33 & 34 OF OUTLINE PLANNING PERMISSION REF. 2020/5624/P

On behalf of our client, Derwent London No. 6, we hereby submit an application for the discharge of condition 33 & 34 of the planning permission referenced above. Please find enclosed the following:

- Capacity Confirmation Letter, issued by Thames Water.

The application has been submitted via the Planning Portal and the fee of £180.00 has been paid online

Planning permission ref. 2020/5624/P was approved by Camden Council on the 12th April 2022 for the following:

“Outline application for demolition of office building (95-100 TCR & 76-80 Whitfield St) and 7 flats (88 Whitfield Street) and construction of a new building to provide for a maximum of 17746 sqm (GIA) of ‘commercial business and service’ floorspace (Use Class E) along with details of access, scale and landscaping and other works incidental to the application. Details of layout and appearance are reserved.”

Condition 33 (Waste Water Infrastructure) states:

“Prior to first occupation of the development, details confirming that the developer has reached agreement with Thames Water (or the relevant statutory undertaker) on the waste water infrastructure needs of the development, shall be submitted to and approved in writing by the local planning authority. The confirmation details shall demonstrate that either

- 1. Waste water infrastructure capacity exists off site to serve the development, or*
- 2. A development and infrastructure phasing plan has been agreed with Thames Water, or*
- 3. All wastewater network upgrades required to accommodate the additional flows from the development have been completed.*



Where a development and infrastructure phasing plan is agreed under (2), the development shall not be occupied other than in accordance with the agreed development and infrastructure phasing plan."

Condition 34 (Surface Water Infrastructure) states:

"Prior to first occupation of the development, details confirming that the developer has reached agreement with Thames Water (or the relevant statutory undertaker) on the surface water infrastructure needs of the development, shall be submitted to and approved in writing by the local planning authority.

The confirmation details shall demonstrate that either

- 1. All surface water network upgrades required to accommodate the additional flows from the development have been completed; or*
- 2. A development and infrastructure phasing plan has been agreed with Thames Water to allow development to be occupied.*

Where a development and infrastructure phasing plan is agreed under (2), the development shall not be occupied other than in accordance with the agreed development and infrastructure phasing plan."

The enclosed capacity confirmation letter from Thames Water confirms that there is sufficient surface water and foul water capacity.

We trust that this submission is satisfactory to allow the discharge of the aforementioned condition, but should you wish to discuss this then please do not hesitate to contact Jack Playford or Alexandra Milne of this office.

Yours sincerely,

DP9 Ltd.

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