

PD13442/GB/ED
Email: guy.bransby@montagu-evans.co.uk
emily.disken@montagu-evans.co.uk

70 St Mary Axe,
London,
EC3A 8BE
Tel: 020 7493 4002
www.montagu-evans.co.uk

FAO Jennifer Walsh
Development Management
Regeneration and Planning
London Borough of Camden
2nd Floor
5 Pancras Square
London
N1C 4AG

Via Planning Portal Ref. PP-12305986

21 November 2023

Dear Jennifer,

**ST PANCRAS HOSPITAL, 4 ST PANCRAS WAY, LONDON NW1 0PE
TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
DISCHARGE OF CONDITION 6 (A) (B) (E) (F) (G) (J) (K) PURSUANT TO PLANNING PERMISSION REF:
2020/4825/P**

On behalf of our client, Moorfields Eye Hospital NHS Foundation Trust ('Moorfields'), University College London ('UCL') Institute of Ophthalmology ('IoO') and Moorfields Eye Charity ('MEC') ('the Applicant'), we hereby apply to discharge parts (a) (b) (e) (f) (g) (j) (k) of condition 6 of planning permission 2020/4825/P, dated 5th August 2022. Permission was granted for:

"Partial redevelopment of the site, involving the demolition of seven existing buildings (Ash House, Bloomsbury Day Hospital, the Camley Centre, Jules Thorn Day Hospital, Kitchen and the Post Room & Former Mortuary) and construction of a part seven, part ten storey (plus roof plant) purpose-built eyecare, medical research and educational centre for Moorfields Eye Hospital, the UCL Institute of Ophthalmology and Moorfields Eye Charity.

New building to comprise a mixture of clinical, research and education purposes, including eye care accident and emergency department, outpatients, operating theatres, research areas, education space, cafe and retail areas, admin space and plant space.

Associated site relandscaping works including formation of patient drop off area to St Pancras way, new public realm and routes through the site, cycle parking and servicing ramp and cross over to Granary street."

Condition 6

Condition 6 requires that:

“Prior to commencement of the relevant part of works, 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.

Detailed drawings, or samples of materials as appropriate, in respect of the following, shall be submitted to and approved in writing by the Council before the relevant part of the work is begun:

a)	Typical details including sections at 1:10 of all windows (including jambs, head and cill), ventilation grills and external doors types and soffit/undercroft detailing;
b)	Typical details including sections at 1:10 of cornice line details, to include reveals;
c)	<i>Plan, elevation and section drawings, of all ground floor facades at a scale of 1:10, to include details of areas reserved for external wayfinding and building signage;</i>
d)	<i>Typical plan, elevation and section drawings of balustrading to terraces and balconies;</i>
e)	Manufacturer’s specification details of all facing materials (to be submitted to the LPA) and sample panels at a minimum of 1mx1m of those materials (to be provided on site);
f)	A typical sample elevation panel (minimum 2m x 2m in size) including section of glazed opening, terracotta panel and fins, showing reveal and header detail and showing the colour and texture of facing materials (to be provided on site);
g)	Typical details of external louvres;
h)	<i>Details of all bollards and ram barriers (including moveable ones and their means of control /management), gates, fences or other means of enclosure which form part of the public realm;</i>
i)	<i>Details of the roller shutter to the deliveries and servicing bay entrance;</i>
j)	Details of vision glass where proposed to the exterior façade at ground and lower ground floor levels;
k)	Typical plan, elevation and section drawings of terracotta panels;

The sample panels required above should be erected on-site approved by the Council before the relevant parts of the work are commenced. The relevant part of the works shall then be carried in accordance with the approved details.”

This application seeks to discharge parts (a) (b) (e) (f) (g) (j) (k) of condition 6 only, as indicated in bold above. The remaining parts of condition 6 (c) (d) (h) (i) will be discharged as part of a separate application.

In accordance with the above, a pack has been prepared by Bouygues UK which includes:

- an external door package and sample sign off sheets for vision glazing GD05;
- spandrel glazing GD06;
- Aluminium fins on ground floor;
- anodised Aluminium profiles internal finish;
- external profile;
- cladding;
- unitised curtain wall fins and external frames;
- Spandrel/opaque zones with various levels;
- anodised louvres and a mock up.

The detailed drawings and evidence materials provided are considered sufficient in order to discharge condition 6, subsections (a), (b), (e), (g), (j) and (k). The details to discharge subsections 6 (e) and (f) for the specific materials samples have been provided on site, with the exception of the material for the Artwork louvres facing onto Granary Street. These samples will be provided to LB Camden during determination of this application. A table is provided at **Appendix 1** of this letter which provides images and details of when the samples were presented to officers.

Application Procedure

The application has been submitted via the Planning Portal under reference PP-12305986.

The application fee of £116.00 plus service charge has been calculated in accordance with the Town and Country Planning (Fees for Applications, Deemed Applications, Requests and Site Visits) (England) Regulations 2012 (as amended). An electronic payment for this amount has been made at the time of submission, including the £64.00 admin fee.

We would be grateful if Camden Council could confirm that the application is complete and we look forward to receiving confirmation of validation shortly. If you have any outstanding queries on this matter, please contact Emily Disken (020 7866 7613/ emily.disken@montagu-evans.co.uk), Guy Bransby (07709 331 014 / guy.bransby@montagu-evans.co.uk) or Phoebe Milner (phoebe.milner@montagu-evans.co.uk / 07836 711 026) in the first instance.

Yours sincerely,

Montagu Evans

MONTAGU EVANS LLP Enc.

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Enc.

Appendices 1 – Table of materials