

Application ref: 2023/3560/P
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Date: 25 January 2024

Development Management
Regeneration and Planning
London Borough of Camden
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www.camden.gov.uk/planning

Labtech London Limited
LABS Dockray
1-7 Dockray Place
London
NW1 8QH
United Kingdom

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Full Planning Permission Granted

Address:

**Basement Building C "Triangle Building"
Stables Market
Camden Lock Place
London
NW1 8AB**

Proposal:

Change of use from restaurant, nightclub, ancillary bar and events space (Sui Generis) to entertainment, restaurant, ancillary bar and events space (Sui Generis).

Drawing Nos: Existing drawings: DR-K-A000, DR-K-A101, DR-K-A102, DR-K-A103

Proposed drawings: B01_P, B02_P, 00_970

Documents: Cover letter dated 23/08/2023, Noise Impact Assessment & Mitigation Strategy ref: 23081151 dated 22/08/2023, Operation Management Plan dated 07/08/2023, and letter dated 22/09/2023.

The Council has considered your application and decided to grant permission subject to the following condition(s):

Condition(s) and Reason(s):

1 Three-year time limit

The development hereby permitted must be begun not later than the end of three years from the date of this permission.

Reason: In order to comply with the provisions of Section 91 of the Town and Country Planning Act 1990 (as amended).

2 **Approved drawings**

The development hereby permitted shall be carried out in accordance with the following approved plans:

Existing: DR-K-A000, DR-K-A101, DR-K-A102, DR-K-A103,

Proposed: B01_P, B02_P, 00_970, Cover letter dated 23/08/2023,

Supporting documents: Noise Impact Assessment & Mitigation Strategy ref: 23081151 dated 22/08/2023, Operation Management Plan dated 07/08/2023, and letter dated 22/09/2023.

Reason: For the avoidance of doubt and in the interest of proper planning.

3 **Hours of use**

The use hereby permitted shall be carried out only during the hours of 10:00 to 02:00 the following day, seven days a week.

Reason: To safeguard the amenities of the adjoining premises and the area generally in accordance with the requirements of policies A1 and A4 of the London Borough of Camden Local Plan 2017.

4 **Visitor numbers**

Visitor numbers to the use hereby approved shall not exceed a maximum capacity of 550 people at any one time.

Reason: To safeguard the amenities of the adjoining premises and the area generally in accordance with the requirements of policies A1, A4, TC4 of the London Borough of Camden Local Plan 2017.

5 **Operation Management**

The premises shall be operated and managed at all times in accordance with the Operation Management Plan dated 07/08/2023 hereby approved, or the latest subsequent amended version which has been approved in writing by the Local Planning Authority.

Reason: To safeguard the amenities of the adjoining premises and the area generally in accordance with the requirements of policies A1 and A4 of the London Borough of Camden Local Plan 2017.

6 **Noise breakout**

No music shall be played on the premises in such a way as to be audible within any adjoining premises or on the adjoining highway.

Reason: To safeguard the amenities of the adjoining premises and the area generally in accordance with the requirements of policies A1, A4, of the London Borough of Camden Local Plan 2017.

Informative(s):

- 1 Your proposals may be subject to control under the Building Regulations and/or the London Buildings Acts that cover aspects including fire and emergency escape, access and facilities for people with disabilities and sound insulation between dwellings. You are advised to consult the Council's Building Control Service, Camden Town Hall, Judd St, Kings Cross, London NW1 2QS (tel: 020-7974 6941).
- 2 This approval does not authorise the use of the public highway. Any requirement to use the public highway, such as for hoardings, temporary road closures and suspension of parking bays, will be subject to approval of relevant licence from the Council's Streetworks Authorisations & Compliance Team, 5 Pancras Square c/o Town Hall, Judd Street London WC1H 9JE (Tel. No 020 7974 4444). Licences and authorisations need to be sought in advance of proposed works. Where development is subject to a Construction Management Plan (through a requirement in a S106 agreement), no licence or authorisation will be granted until the Construction Management Plan is approved by the Council.
- 3 All works should be conducted in accordance with the Camden Minimum Requirements - a copy is available on the Council's website (search for 'Camden Minimum Requirements' at www.camden.gov.uk) or contact the Council's Noise and Licensing Enforcement Team, 5 Pancras Square c/o Town Hall, Judd Street London WC1H 9JE (Tel. No. 020 7974 4444)

Noise from demolition and construction works is subject to control under the Control of Pollution Act 1974. You must carry out any building works that can be heard at the boundary of the site only between 08.00 and 18.00 hours Monday to Friday and 08.00 to 13.00 on Saturday and not at all on Sundays and Public Holidays. You must secure the approval of the Council's Noise and Licensing Enforcement Team prior to undertaking such activities outside these hours.

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:

<https://www.gov.uk/appeal-planning-decision>.

If you submit an appeal against this decision you are now eligible to use the new [submission form](#) (Before you start - Appeal a planning decision - GOV.UK).

Yours faithfully



Daniel Pope
Chief Planning Officer