

Application ref: 2023/4644/P
Contact: Edward Hodgson
Tel: 020 7974 8186
Email: Edward.Hodgson@camden.gov.uk
Date: 19 March 2024

Development Management
Regeneration and Planning
London Borough of Camden
Town Hall
Judd Street
London
WC1H 9JE

Phone: 020 7974 4444

planning@camden.gov.uk
www.camden.gov.uk/planning

Applied Landscape Design
Falcon House
Telford Road
Bicester
OX16 4LD

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

**Building R8
Kings Cross Central
London**

Proposal: Details pursuant to condition 2b (paving, setts and hard landscaping in the public realm) of planning permission 2023/2958/P dated 25/10/2023 (for: Amendments to reserved matters approval ref 2020/5143/P dated 09/02/2021 (Reserved matters relating to Building R8 for the erection of two, 13 storey buildings comprising office space (Class B1) and 72 Social Rented Affordable residential units, as required by conditions 9, 10, 12, 14, 16-22, 24, 27, 28, 31, 33-39, 42, 42A, 43, 45, 46, 48, 49, 50A, 51, 56, 60, 61, 64-67 67 of outline planning permission reference 2004/2307/P granted 22/12/06 (subject to S106 agreement) for a comprehensive, phased, mixed-use development of former railway lands within the King's Cross Opportunity Area) Namely, alterations to windows, doors, ducts and louvres on the approved facades, alterations to the landscaping and location of PV panels)

Drawing Nos: Covering Letter (ALD 30/10/2023), ALD877_MP010,
ALD877_RP901_revP01_ R8 Public Realm Materials Summary

The Council has considered your application and decided to grant permission.

Informative(s):

- 1 Reasons for granting consent:

Condition 2b of reserved matters application 2023/2958/P requires details of the paving, setts and other hard landscaping to be submitted. A materials summary has been submitted which indicates that the proposed hard landscaping would be in keeping that approved across the rest of the Kings Cross Central development. The paving would be durable and of a high quality and the variation of pattern would be acceptable.

The full impact of the proposed development has already been assessed. The proposed details would not have a harmful impact on the appearance of the host buildings and streetscene.

As such, the proposed details are in general accordance with policy D1 of the Camden Local Plan 2017.

- 2 You are advised that all conditions relating to planning reserved matters granted on 25/10/2023 ref. 2023/2958/P which need details to be submitted, have been approved.

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 2023.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully

A handwritten signature in black ink, appearing to read 'DPope', is written over a light grey rectangular background.

Daniel Pope
Chief Planning Officer