

Application ref: 2024/0890/P  
Contact: Alex Kresovic  
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Date: 4 April 2024

**Development Management**  
Regeneration and Planning  
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Contemporary Design Solutions  
46 Great Marlborough Street  
London  
W1F 7JW

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Approval of Details Granted**

Address:

**65 - 69 Holmes Road  
London  
NW5 3AN**

Proposal:

Details pursuant to Condition 4 (Cycle parking) of planning permission ref: 2020/3698/P dated 13 September 2023 for the Change of use of warehouse space (Use Class B8) to office/light industrial/research and development [Use Class E(g)], including the installation of a mezzanine basement level over a part of the double height warehouse space in order to create additional space for Class E(g)(i-iii) use and external works including replacing roller shutters with curtain wall glazing and introducing blind windows at first floor level.

Drawing Nos:

131050 A(90)085, 131050 A(90)710.

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

Informative(s):

1 Reasons for granting permission:

Condition 4 (Cycle Storage) requires details of a secure and covered cycle storage area for fifty (50) cycles to be submitted to and approved in writing by the local planning authority. The plans submitted in support of this application show a 52sqm cycle store located in the same position as the approved cycle

store within the middle basement level. This store provides 50 spaces in the form of 40 two tier spaces and 5 Sheffield stands (10 spaces). A headroom of 2.6m is provided for the cycle store, which is sufficient to accommodate two tier racks.

The Council's Transport Officer has reviewed the submitted documentation and confirmed that the details are acceptable, therefore Condition 4 can be discharged.

The full impact of the development has been considered during the determination of the original application.

As such, the details are in accordance with Policy T1 of the London Borough of Camden Local Plan 2017.

- 2 You are advised that all conditions relating to planning permission 2020/3698/P granted on 13 September 2023 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', written in a cursive style.

Daniel Pope  
Chief Planning Officer