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Joanne Clark
Regeneration and Planning
London Borough of Camden
5 St Pancras Square
London
N1C 4AG

23 September 2024

Ref: WC/JM/KH
VIA PLANNING PORTAL

Dear Joanne,

APPLICATION FOR DISCHARGE OF CONDITION 15 PURSUANT TO PLANNING PERMISSION 2020/3461/P AT CHESTER ROAD HOSTEL, 2 CHESTER ROAD, LONDON, N19 5BP

On behalf of our client London Borough of Camden c/o Morgan Sindall Construction and Infrastructure Limited (the 'Applicant'), we hereby submit an application to discharge planning condition 15 pursuant to planning permission 2020/3461/P, in respect of Chester Road Hostel, 2 Chester Road, London, N19 5BP (the 'Site').

Planning Permission was granted on 11th May 2021 under reference 2020/3461/P for the following description of development:

'Redevelopment of the site to include demolition of existing hostel building and the erection of a new hostel building (sui generis) formed of 3 x part 3, part 4 storey blocks with 2 x external stairwells arranged around a central courtyard. Associated works include installation of plant equipment, access arrangements and tree and landscaping works.'

Condition 15: Landscaping Details

Condition 15 reads as follows:

'All hard and soft landscaping works shall be carried out in accordance with the approved landscape details prior to the occupation for the permitted use of the development.'

Any trees or areas of planting (including trees existing at the outset of the development other than those indicated to be removed) which, within a period of 5 years from the completion of the development, die, are removed or become seriously damaged or diseased, shall be replaced as soon as is reasonably possible and, in any case, by not later than the end of the following planting season, with others of similar size and species, unless the local planning authority gives written consent to any variation. undertaken.

Reason: To ensure that the landscaping is carried out within a reasonable period and to maintain a high quality of visual amenity in the scheme in accordance with the requirements of policies A2, A3, A5, D1 and D2 of the London Borough of Camden Local Plan 2017.'

The following details are being submitted to discharge Condition 15:

- Detailed Landscaping Plans – prepared by Terra Firma

- Landscape Management Plan – prepared by Terra Firma
- Landscape Specification – prepared by Terra Firma

Summary

The application was submitted via the Planning Portal on 23rd September 2024. The requisite planning application fee of £215 has been paid by the Applicant via the Planning Portal.

We trust that the enclosed is in order and look forward to receiving confirmation of the validation of the application. In the meantime, should you have any queries, please do not hesitate to contact William Clutton (wclutton@iceniprojects.com or 07557 805 372) or Jack Miller (jmiller@iceniprojects.com or 07823 457 323) of this office in the first instance.

Yours faithfully,



Iceni Projects Limited

cc. London Borough of Camden c/o Morgan Sindall Construction and Infrastructure Limited