

Application ref: 2024/4330/P
Contact: David McKinstry
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Date: 7 October 2024

Development Management
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Maddox Planning
33 Broadwick Street
London
W1F 0DQ
United Kingdom

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Reserved Matters Granted

Address:

4-6

Bedford Place

London

Camden

WC1B 5JD

Proposal:

Condition 4f of planning permission ref. 2023/1315/P states:

Before the relevant part of the work is begun, 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:

f) Samples of all proposed hard landscaping materials.

Reason: To safeguard the appearance of the premises and the character of the immediate area in accordance with

the requirements of policies D1 and D2 of the London Borough of Camden Local Plan 2017.

Drawing Nos: Maddox Cover Letter Dated 3rd October 2024; XC126_Sample 03_Rev A

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

Informative(s):

- 1 Condition 4f of planning permission ref. 2023/1315/P states:

Before the relevant part of the work is begun, 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:

f) Samples of all proposed hard landscaping materials.

Reason: To safeguard the appearance of the premises and the character of the immediate area in accordance with the requirements of policies D1 and D2 of the London Borough of Camden Local Plan 2017.

An image of the York Stone sample is provided within the submitted documentation and the sample is available to review on site.

The proposed York Stone is in line with the approved landscaping details and ensures the special architectural and historic interest of the building in accordance with the requirements of policy D1 and D2 of the Camden Local Plan, and the statutory duties under S66 of the LBCA 1990.

Condition 4f of planning permission ref. 2023/1315/P is accordingly hereby discharged.

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