



**GERALDEVE**  
A NEWMARK COMPANY

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London Borough of Camden  
Planning and Borough Development  
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**FAO:** David Fowler

**Our ref:** NFD/AKG/EBH/U0026147

**Your ref:** PP-13504002

24 October 2024

**Selkirk House, 166 High Holborn, 1 Museum Street, 10-12 Museum Street, 35-41 New Oxford Street and 16A-18 West Central Street, London, WC1A 1JR**  
**Application for discharge of Condition 45 Part 1 of Planning Permission Ref. 2023/2510/P**

On behalf of our client, Lab Selkirk House Limited, we hereby submit the details to discharge the details reserved by Condition 29 of planning permission ref. 2023/2510/P, dated 07 March 2024 in respect of the development site at: Selkirk House, 166 High Holborn, 1 Museum Street, 10-12 Museum Street, 35-41 New Oxford Street and 16A-18 West Central Street, London, WC1A 1JR ('the Site').

On 07 March 2024, planning permission (ref. 2023/2510/P) was granted at the Site for:

**"Redevelopment of Selkirk House, 166 High Holborn and 1 Museum Street following the substantial demolition of the existing NCP car park and former Travelodge Hotel to provide a mixed-use scheme, providing office, residential, and town centre uses at ground floor level. Works of part-demolition and refurbishment to 10-12 Museum Street, 35-41 New Oxford Street, and 16A-18 West Central Street to provide further town centre ground floor uses and residential floorspace, including affordable housing provision. Provision of new public realm including a new pedestrian route through the site to link West Central Street with High Holborn. Relocation of cycle hire docking stations on High Holborn."**

Associated listed building consent (ref. 2023/2653/L) was approved on the same day.

Condition 29

Condition 29 of the planning permission (ref. 2023/2510/P) states:

**"Prior to the commencement of development a programme of archaeological investigation shall be prepared in consultation with Historic England's Greater London Archaeological Advisory Service including the details of the suitably qualified investigating body to carry out such archaeological works as required and shall be submitted to and approved in writing by the local planning authority.**

**The development shall then only take place in accordance with such details as have been approved."**

In accordance with the requirements of the condition, Arup have prepared a Written Scheme of Investigation, dated 21 October 2024 setting out a programme of archaeological investigation for the site, as well as the methods and standards that will be employed which has been submitted under this cover to discharge condition 29.

**Pre-Application Discussion**

On 24 September 2024, a mitigation strategy was agreed upon through email discussions with GLAAS. The proposed archaeological mitigation is detailed in the supporting document prepared by Arup, with GLAAS correspondence included in Appendix A.

**Application Documentation:**

In support of this application, we hereby enclose the following documentation:

- Application Form (PP-13504002)
- Archaeology Written Scheme of Investigation, prepared by Arup, dated 21 October 2024.

[REDACTED]

We trust the above is acceptable, and we welcome Camden's written confirmation that the submitted details are sufficient to discharge Condition 29.

Should you have any queries relating to the application, please contact Esmee Bryson-Harris

[REDACTED]

Yours faithfully,

[REDACTED]

**Gerald Eve LLP**

[REDACTED]