

Application ref: 2024/4488/P
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Gerald Eve LLP
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Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

**21 Bloomsbury Street
London
Camden
WC1B 3HF**

Proposal:

Details pursuant to condition 11 (cycle parking facilities) of planning permission ref. 2022/4361/P granted, subject to a legal agreement, on 09/08/2023, for extensions and alterations (an additional storey with new dormer windows, rooftop pavilion/plant, rear extensions with terraces and associated works to elevations windows/entrances etc)
Drawing Nos: Planning Conditions & Obligations 11 (Stiff & Trevillion)

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

Informative(s):

1 Reason for approving details:

Condition 11 of planning permission ref. 2022/4361/P states as follows: "Prior to occupation of the development hereby permitted details of secure and covered cycle storage area for 162 cycles, of which at least 112 shall be two tier or Sheffield/M-shaped stands, shall be submitted to and approved by the local planning authority. The approved facilities shall thereafter be provided in its entirety prior to the first occupation of any of the new units, and permanently

retained thereafter."

The plan submitted in support of the current application shows 162 cycle parking spaces in a combination of two tier stands, Sheffield stands, vertical stands, adaptable spaces and folding locker spaces which meet the requirements of the condition.

The submission also includes the provision of 6 Sheffield or M-shaped stands on the footway (public highway) outside the site on Bedford Avenue.

Given the foregoing, it is considered that the details meet the requirements of Condition 11 and they can therefore be approved.

As such, the proposals comply with policy T1 of the LB Camden Local Plan 2017. The proposals also comply with the London Plan 2021 and the NPPF 2023.

- 2 You are reminded that condition 8 (opaque screens) of planning permission 2022/4361/P, granted (subject to a legal agreement) on 09/08/2023 is outstanding and require details to be submitted and 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 2021.

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