



**GERALDEVE**  
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London Borough of Camden  
Planning and Borough Development  
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WC1H 9JE

**FAO:** David Fowler

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

**Your ref:** PP-13543922

27 November 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 39 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 39 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 39

Condition 39 of the planning permission (ref. 2023/2510/P) states:

***“Prior to commencement of demolition / pre-implementation, an updated Circular Economy Statement shall be submitted to and approved in writing by the Council. The Circular Economy Statement should include further information on the design approach including measures which go beyond standard practice, an updated Pre-Demolition Audit with material type, quantities and destination, reused and recycled content and recycling and waste reporting calculations, an updated Operational Waste Management Strategy, along with commitments and details of the end of life strategy.”***

In accordance with the requirements of the condition, Scotch Partners have prepared an updated Circular Economy Statement. The Circular Economy Statement has been updated with all attachments in the appendices newly prepared or updated to integrate and consolidate outstanding items from previous submissions.

An updated pre-demolition audit with material type, quantities and destination is located within part 6 (appendix B).

Reused and recycled content and recycling and waste reporting calculations are located within part 7 (appendix D).

An updated Operational Waste Management Strategy, along with commitments and details of the end-of-life strategy is located within part 7 (appendix E).

**Application Documentation:**

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

- Application Form (PP-13543922)
- Covering Letter, prepared by Gerald Eve
- Circular Economy Statement, prepared by Scotch Partners
- Completed Circular Economy GLA Excel Spreadsheet, prepared by Arup (sent via email).

[REDACTED]

We trust the above is acceptable, and we welcome Camden's written confirmation that the submitted details are sufficient to discharge Condition 39.

Should you have any queries relating to the application, please contact Esmee Bryson-Harris [REDACTED] of this office.

Yours faithfully,

[REDACTED]

**Gerald Eve LLP**

[REDACTED]