

PD13794/GA/EM/AN

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alex.nesti@montagu-evans.co.uk**F.A.O. ELAINE QUIGLEY**
London Borough of Camden
Town Hall
Judd Street
London
WC1H 9JEVia Planning Portal Ref. **PP-13678191**

10 January 2025

Dear Elaine

**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMMENDED)
BRITISH MUSEUM, GREAT RUSSELL STREET, LONDON, WC1B 3DG
DISCHARGE OF CONDITION 17 (BIRD AND BAT BOXES) ATTACHED TO FULL PLANNING PERMISSION REF.
2023/4648/P**

On behalf of our client, The Trustees of the British Museum ("the Applicant"), please find enclosed an application for the discharge of Condition 17 attached to planning permission reference 2023/4648/P, approved by the London Borough of Camden ("LB Camden") on 16 October 2024.

Planning permission reference 2023/4648/P sought:

"Erection of new energy centre incorporating maintenance support accommodation to internal West Road, new substation off Montague Street, all together with associated internal and external works, service runs, erection of plant, landscaping, and temporary works associated with construction following demolition of existing Energy Centre to internal West Road and removal of temporary buildings to the south of the existing energy centre on the internal West Road and to the north and east of the White Wing facing Montague Street."

Condition 17 (Bird and Bat Boxes) requires that:

"Prior to commencement of work on the new South West Energy Centre building excluding the cores and substructures, a plan detailing 3 bird boxes and at least 1 bat box locations and types shall be submitted to and approved in writing by the local planning authority. The boxes shall be installed in accordance with the approved plans prior to the occupation of the development and thereafter permanently retained.



Reason: In order to secure appropriate features to conserve and enhance wildlife habitats and biodiversity measures within the development, in accordance with the requirements of the London Plan and policy A3 of the Camden Local Plan 2017."

To enable the discharge of Condition 17 (Bird and Bat Boxes), we hereby submit the following information:

- Proposed SWEC South Elevation – Phase 02 (Dwg ref. SW001-WWA-1060-C-DDG-A-2343);
- Proposed SWEC South Detail Elevation (Dwg ref. SW001-WWA-1060-C-DDG-A-2353); and
- Architectural Specification prepared by Wright & Wright Architects, dated 8 November 2024.

The Architectural Specification (Page 229) sets out:

	Bat	Bird
Number of boxes	1	3
Manufacturer	Habitat by Ecosurv Ltd	Habitat by Ecosurv Ltd
Product	Habitat 001 Bespoke Bat Box	Habitat Bespoke Sparrow Nest Box

Material	Insulating concrete with bespoke clay facing brick finish, as clause F10/110A.	Insulating concrete with bespoke clay facing brick finish, as clause F10/110A.
Finish	Clay facing brick, as clause F10/110A	Clay facing brick, as clause F10/110A
Method of Fixing	Concealed fixing, mortared and integrated into the clay facing brick facade.	Concealed fixing, mortared and integrated into the clay facing brick facade.
Example		

Application Procedure

We trust that the above and the enclosed information is sufficient to discharge Condition 17 (Bird and Bat Boxes) of full planning permission ref. 2023/4648/P.

The application to discharge a condition has been submitted via the Planning Portal under reference **PP-13678191**.

The requisite application fee is £145.00 (plus £70.00 service charge). The fee has been calculated in accordance with the Town and Country Planning (Fees for Applications and Deemed Applications, Requests and Site Visits) (England) Regulations 2015 (as Amended 2017).

We would be grateful if LB Camden could confirm that the application is complete and will be validated shortly. In the meantime, should you have any queries, please do not hesitate to contact Graham Allison (graham.allison@montagu-evans.co.uk / 07818 012 421), Eleanor Mazzon (eleanor.mazzon@montagu-evans.co.uk / 07341 114 765), or Alexander Nesti (alex.nesti@montagu-evans.co.uk / 07387 542 160) of this office.

Yours sincerely

Montagu Evans

MONTAGU EVANS LLP

Enc.