

6 May 2025

Josh Lawlor  
Development Management  
Regeneration and Planning  
London Borough of Camden  
Town Hall  
Judd Street  
London  
WC1H 9JE



Celia Smith-King

33 Margaret Street W1G 0JD

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Dear Josh,

**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)**  
**14 BEDFORD ROAD, 12-13 AND 14 JOCKEY’S FIELDS, LONDON, HOLBORN, WC1R 4ED**  
**APPROVAL OF DETAILS RESERVED BY CONDITION 9 OF PLANNING PERMISSION 2024/1810/P**

On behalf of our applicant, Bloomsbury Fields Ltd., please find an application for the approval of details reserved by Condition 9 of planning permission 2024/1810/P.

The application has been submitted via the Planning Portal and comprises the following information:

- This Cover Letter;
- Statutory application fee;
- EGR – Sedum Roof Technical Submission
- Built Up Roofing – Maintenance Schedule
- The following sections:

| Drawing name                            | Drawing number     | Revision |
|---|--------------------|----------|
| EGR Sedum Roof – Parapet Typical Detail | EGR-001-S-60-PT-TD | 01       |

**Background**

For completeness, planning permission (ref: 2024/1810/P) was formally granted by the Council on 18 December 2024 for the following description of development:

*“Change of use from Office (Use Class E) to Apart-Hotel (Use Class C1), partial demolition of link structure, introduction of terrace, rooftop plant and other associated physical works.”*

Condition 9 states that:

*Prior to commencement of development, full details in respect of the living roof in the area indicated on the approved roof plan shall be submitted to and approved by the local planning authority. The details shall include:*

- i. a detailed scheme of maintenance*
- ii. sections at a scale of 1:20 with manufacturers details demonstrating the construction and materials use*
- iii. full details of planting species and density*

*The living roofs shall be fully provided in accordance with the approved details prior to first occupation and thereafter retained and maintained in accordance with the approved scheme.*

## Submission of Details & Information

The application seeks to discharge Condition 9 by providing the relevant drawings and documents with the associated wording of Condition 9, as demonstrated in the table below:

| Condition 9 wording |   | Relevant detail submitted                                  |
|---------------------|---|--|
| i.                  | A detailed scheme of maintenance  | Please refer to Maintenance Schedule                       |
| ii.                 | sections at a scale of 1:20 with manufacturers details demonstrating the construction and materials use | Please refer to the sections in the above table            |
| iii.                | full details of planting species and density  | Please refer to the EGR Sedukm Roof – Technical Submission |

The details submitted as part of this application show the detailed scheme of maintenance, sections and full details of planting species and density.

We trust you have all the relevant information to register, validate and discharge the condition. We would be grateful if you could acknowledge receipt of this application and contact Matthew Lloyd-Ruck [REDACTED] or myself.

Yours sincerely,

**Celia Smith-King**