



Bloomsbury Conservation Area Advisory Committee

c/o Hugh Cullum Architects



Dear Jason,

Thanks for coming back to us with this - yes we are agreed we should withdraw our objection now the red brick has been submitted.

Kind regards,

Hugh

On 25 Feb 2014, at 15:40, Traves, Jason wrote:

Dear Mr Cullum,

Further to below, just wondered if you had an up-to-date opinion on the red brick option following a discussion with your CAAC? Red brick option attached for your convenience.

The Camden Development Control Committee meeting is this Thursday and I am finalising the supplementary agenda tomorrow morning if you would like to come back to me before then. Or an update before the meeting this Thursday evening would also suffice.

Thank you for your assistance.

Kind regards,

Jason Traves
Principal Planning Officer

Telephone: 020 7974 2123

From: Bloomsbury Conservation Area Advisory Committee
Sent: 12 February 2014 16:52
To: Traves, Jason
Subject: Re: Urgent - BCAAC Objection regarding Alfred Place 2013/1978/p & 2013/2048/C

Bloomsbury Conservation Area Advisory Committee

c/o Hugh Cullum Architects
61B Judd Street
London WC1H 9QT

Dear Jason,

Thanks for contacting us on this one. We will review with the red brick when we meet on Wednesday.

I attach our original 2013 objection. As you can see it was the brick colour to which we objected.

Kind regards,

Hugh

<P1040589.jpg>

On 12 Feb 2014, at 16:11, Traves, Jason wrote:

Dear Mr Cullum,

Just emailing you out of the blue on this case which I am looking at progressing this scheme to the 27 Feb development control committee.

Noting our record that the Bloomsbury CAAC objected back in April 2013 to the scheme, I was made aware of your comments below in the course of negotiating brick colours. Our own

conservation officer has a preference for red brick and you have commented below about the grey brick options we saw also.

Could you please come back to me just with an up-to-date confirmation if there is still an objection to the scheme or not and if you could just clarify the reason in each case, this will assist with our assessment and reporting. Thank you for your consideration.

Kind regards,

Jason Traves
Principal Planning Officer

Telephone: 020 7974 2123

From: Alex Grant [REDACTED]
Sent: 29 August 2013 11:39
To: Matt Gore
Subject: FW: BCAAC - Re: Alfred Place - brick colour

Matt

Here you go

Alex

Alex Grant
Indigo Public Affairs Ltd

[REDACTED]

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From: Bloomsbury Conservation Area Advisory Committee [REDACTED]
Sent: 09 August 2013 16:31
To: Alex Grant
Subject: BCAAC - Re: Alfred Place - brick colour

Bloomsbury Conservation Area Advisory Committee

c/o Hugh Cullum Architects
61B Judd Street
London WC1H 9QT

[REDACTED]

Dear Alex,

I don't think we have responded on this although I now have feedback from the Committee. The general preference is for the darker grey brick and we hope the window reveals are in white render.

Many thanks for sending through the visuals - they were most helpful.

Kind regards,

Hugh

On 2 Jul 2013, at 16:37, Alex Grant wrote:

Dear Tony, Anthony and Hugh

Further to our on-site meeting with Flanagan Lawrence Architects and Louise Newman on May 22nd, I attach two images of alternative brick colour options for the proposed building at 31-34 Alfred Place. Sorry for the delay in getting back to you, but it took longer than expected to get the images ready.

Please let me know your views.

Flanagan Lawrence Architects would be happy to meet the BCAAC onsite again to discuss these two options – please let me know if you would like to meet again, and when suits you best.

Best wishes

Alex

Alex Grant

Indigo Public Affairs Ltd



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<TC1301_PP_AlfredPlace_AVR04_Day_BlackBrick_WhiteFrame_02.jpg><TC1301_PP_AlfredPlace_AVR04_Day_WhiteBrick_WhiteFrame_02.jpg>

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Mr Jason Traves
Camden Council Planning Department
Camden Town Hall Extension
Argyle Street
London
WC1H 8ND

Date:

Dear Mr Traves

31-32 and 33-34 Alfred Place London WC1E 6DP
Application No 2013/1978/P

I am writing in support of the planning application for the high quality mixed use redevelopment of the office buildings at Alfred Place that has been submitted to the London Borough of Camden.

The two office buildings are largely vacant, of poor quality and don't conform to current office standards (including the need to provide disabled access).

I believe that this site is in need of redevelopment and support Wainbridge AP Limited's proposals for the following reasons:

- The new office space will mean more jobs at the site, which will result in benefits for other local shops and businesses.
- The inclusion of four residential units on the 6th floor results in a high quality mixed use development meeting Camden's requirements to provide a mixture of uses in this area of the Borough.
- The brick clad street elevations will provide a contemporary design response to the Victorian Edwardian warehouse typology that is common in this part of the Bloomsbury conservation area.
- The design and heights of the proposal will be in keeping with and respect its neighbours
- The provision of a better pedestrian environment, together with the opportunity for new open space for local people in a more 'liveable' Camden as part of the Fitzrovia Area Plan, through £300,000 ear marked for open space improvements for local people to enjoy.
- The inclusion of an appropriate contribution towards affordable housing.

I hope councillors will approve this proposal which will be of benefit to the local community.

Yours sincerely

Name: ALICE GARRO

Signature:


Address: 28 STORE STREET

Post Code: WC1E 7BS

Mr Jason Traves
Camden Council Planning Department
Camden Town Hall Extension
Argyle Street
London
WC1H 8ND

Date:.....

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Yours sincerely

Name: R. Wilson

Signature: 

Address: 41 Stone Street
London

Post Code: WC1E 70B

Mr Jason Traves
Camden Council Planning Department
Camden Town Hall Extension
Argyle Street
London
WC1H 8ND

Date: 7.2.14

Dear Mr Traves

31-32 and 33-34 Alfred Place London WC1E 6DP
Application No 2013/1978/P

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Yours sincerely

Name: Danielle Lafry

Signature: [Redacted]

Address: 60 Toller Lane Court R.

Post Code: W1T 2EP

Mr Jason Traves
Camden Council Planning Department
Camden Town Hall Extension
Argyle Street
London
WC1H 8ND

Date:.....

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Yours sincerely

Name: P. Hermann

Signature: 

Address: Rising Sun

46 TOTTENHAM COURT RD

LONDON

Post Code: W1T 2ED

Mr Jason Traves
Camden Council Planning Department
Camden Town Hall Extension
Argyle Street
London
WC1H 8ND

Date: 12.02.14.

Dear Mr Traves

31-32 and 33-34 Alfred Place London WC1E 6DP
Application No 2013/1978/P

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Yours sincerely

Name: GABRIEL BUTAROIU

Signature: [REDACTED]

Address: CAFE DECO
43 Store St

Post Code: WC1E7DB

Mr Jason Traves
Camden Council Planning Department
Camden Town Hall Extension
Argyle Street
London
WC1H 8ND

Date: 12.02.2014

Dear Mr Traves

31-32 and 33-34 Alfred Place London WC1E 6DP
Application No 2013/1978/P

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I hope councillors will approve this proposal which will be of benefit to the local community.

Yours sincerely

Name: Aziz BASARAN

Signature: [Redacted]

Address: 22 Store Street

Post Code: WC1E 7DF

Mr Jason Traves
Camden Council Planning Department
Camden Town Hall Extension
Argyle Street
London
WC1H 8ND

Date: 08/02/2014

Dear Mr Traves

31-32 and 33-34 Alfred Place London WC1E 6DP
Application No 2013/1978/P

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I hope councillors will approve this proposal which will be of benefit to the local community.

Yours sincerely

Name: SOPHIE LI

Signature: [Redacted]

Address: 42 Store St
London

Post Code: WC1E 7DB

Mr Jason Traves
Camden Council Planning Department
Camden Town Hall Extension
Argyle Street
London
WC1H 8ND

Date: 07/02/2014

Dear Mr Traves

31-32 and 33-34 Alfred Place London WC1E 6DP
Application No 2013/1978/P

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I hope councillors will approve this proposal which will be of benefit to the local community.

Yours sincerely

Name: Ben Campbell

Signature: [Redacted]

Address: 39 Store Street
Bloomsbury

Post Code: WC1E 7DS

Mr Jason Traves
Camden Council Planning Department
Camden Town Hall Extension
Argyle Street
London
WC1H 8ND

Date: 7 February 2014

Dear Mr Traves

31-32 and 33-34 Alfred Place London WC1E 6DP
Application No 2013/1978/P

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I hope councillors will approve this proposal which will be of benefit to the local community.

Yours sincerely

Name: Sarah Marks

Signature: [Redacted]

Address: 39 Store Street
London

Post Code: WC1E 7DS

Mr Jason Traves
Camden Council Planning Department
Camden Town Hall Extension
Argyle Street
London
WC1H 8ND

Date: 7/2/14

Dear Mr Traves

31-32 and 33-34 Alfred Place London WC1E 6DP
Application No 2013/1978/P

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I hope councillors will approve this proposal which will be of benefit to the local community.

Yours sincerely

Name:

PHIL TUNSFORD

Signature: [REDACTED]

Address:

HURFORD SALVI CARR

391 store st.

London

Post Code:

WC1E 7DS

Mr Jason Traves
Camden Council Planning Department
Camden Town Hall Extension
Argyle Street
London
WC1H 8ND

Date:.....

Dear Mr Traves

31-32 and 33-34 Alfred Place London WC1E 6DP
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I hope councillors will approve this proposal which will be of benefit to the local community.

Yours sincerely

Name: *Calmon Salein*

Signature: 

Address: *THE TRIMING CONCRETE*
..... *37 STORE STREET*
..... *LONDON*

Post Code: *WC1E 7BS*

Mr Jason Traves
Camden Council Planning Department
Camden Town Hall Extension
Argyle Street
London
WC1H 8ND

Date:.....

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I hope councillors will approve this proposal which will be of benefit to the local community.

Yours sincerely

Name: ANTHIMOS PATSIOURAS

Signature: 

Address:  29 STORE STREET

Post Code: WC1E 7BS

Mr Jason Traves
Camden Council Planning Department
Camden Town Hall Extension
Argyle Street
London
WC1H 8ND

Date:.....

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I hope councillors will approve this proposal which will be of benefit to the local community.

Yours sincerely

Name: Kate McKnight

Signature: 

Address: 33 STORE STREET

Post Code: WC1E 7BS



Camden Council
Planning
Attention of Jason Traves
Jason.traves@camden.gov.uk

8 Gower Street
London
WC1E 6DP

18 Feb 2014.

Dear Sirs,

Planning Application - 2013/1978/P

Site Address 31-32 and 33-34 Alfred Place London WC1E 6DP

We write to support this application which we believe is an important addition to the improvement of Alfred Place.

We believe the new office will be DDA compliant and fit for 21st century businesses to use with the addition of 55,000 sq ft of new office space will mean more jobs on the site and will benefit other local shops, hotels and other businesses in line with the policies of the London Borough of Camden.

Four high quality residential units on the 6th floor will be accessed via an independent entrance and dedicated lift.

A better pedestrian environment on Alfred Place, with we believe, £300,000 earmarked to create a new open space for local residents to enjoy.

The design and heights of the proposal will be in keeping with and respect its neighbours. The brick clad street elevations will provide a contemporary design response to the Victorian Edwardian typology that is common in this part of the Bloomsbury conservation area. NOTE: Our preference is for dark/ black coloured bricks but red also acceptable.

We believe the inclusion of an appropriate contribution of £750,000 towards affordable housing is fair.

Regards

Jim Murray,

Chairman
Bloomsbury Association