



HC/JT/LON.0204

30 January 2014

Planning Department
Camden Council
Town Hall
Judd Street
London
WC1H 8ND

Dear Sir/Madam,

Town and Country Planning Act 1990 (as amended)
74 Charlotte Street, London W1T 4QH
Application for Approval of Details Reserved by Condition 7 - Pursuant to Planning
Permission 2012/2133/P (Appeal Ref. 2193888)

Pegasus Group has been instructed to submit an application for the approval of details reserved by condition associated with planning permission 2012/2133/P (Appeal Ref. 2193888).

On the 20 September 2013, planning permission was granted for the following developments:

"Demolition of building behind retained four storey front façade and redevelopment for a 5 storey building that includes a new mansard roof level with rear terrace, a rear terrace at second floor level, plus excavation to form a basement level with front lightwell, to accommodate restaurant (Class A3) at basement and ground floors and 4 x residential flats on upper floors to be communally accessed from Charlotte Mews".

This Covering Letter sets out the information submitted in respect of the approved commencement conditions to be discharged. Accordingly, the relevant planning application form and associated documentation was submitted via the Planning Portal (Ref. PP-03867308). [REDACTED]

23 Hanover Square, London W1S 1JB
T 0203 705 8060 www.pegasuspg.co.uk

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Condition 7

Condition 7 states:

"No development shall commence until such time as a suitably qualified chartered engineer has been appointed to inspect, approve and monitor the critical elements of both permanent and temporary basement construction works, and works to the retained façade, throughout their duration to ensure compliance with the design which has been checked and approved by a controlled body. Details of the appointment and the appointee's responsibilities shall be submitted to an approved in writing by the Local Planning Authority prior to the commencement of development. Any subsequent change or reappointment shall be confirmed forthwith for the duration of the construction work.

Heyne Tillett Steel have been instructed as Chartered Engineers for the full duration of the basement/façade works as set out within the accompanying letters:

- Appointment Letter from Fisher King (dated 28 January 2015); and
- Confirmation Letter from Heyne Tillett Steel (dated 29 January 2015).

I trust that the above and enclosed is sufficient for the registration of this application and we look forward to receiving notification of this in due course.

Yours faithfully



Henry Courtier
Senior Planner

