

PLANNING DECISION NOTICE

Camden Council - Josleen Chung
Development Control
Planning Services
London Borough of Camden
Town Hall
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ISLINGTON

Development Management Service
Planning and Development Division
Environment & Regeneration Department
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Case Officer: Sarah Wilson
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Issue Date: 11 September 2015
Application No: P2015/3690/OBS

(Please quote in all correspondence)

Dear Sir or Madam

TOWN AND COUNTRY PLANNING ACTS

BOROUGH COUNCIL'S DECISION: Observations to adjoining borough - no comments

Notice is hereby given, in respect to the request for observation(s), of the above stated response of Islington Borough Council, the Local Planning Authority, in pursuance of its powers under the above mentioned Acts and Rules, Orders and Regulations made thereunder. The response relates to the application / development referred to below, at the location indicated.

The observations (if any) of the Borough Council are noted below.

Location:	Kings Cross Central, Building R3 and Zone R Gardens, Development Zone R, York Way, London, N1C,
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Application Type:	Observations to Adjoining Borough		
Date of Application:	24 August 2015	Application Received:	24 August 2015
Application Valid:	24 August 2015	Application Target:	14 September 2015

DEVELOPMENT:

Observations to Camden Council for reserved matters relating to Building R3 and Zone R Gardens within Development Zone R for erection of a part 8, part 11 storey building with two retail units at ground floor level (flexible class A1 - A5) and 61 residential units (Class C3). Associated cycle and car parking, refuse store, storage and plant areas provided within a single storey (shared) basement. New hard and soft landscaping to include a new area of public realm to the east of the building in the form of Zone R Gardens; landscaping along the western facade of R3 connecting the Cubitt Park access route to the building and providing a shared surface loading bay; and tertiary North and South routes connecting buildings within Zone R as well as Cubitt Park to the Zone R Gardens. Associated cycle parking and seating facilities as required by conditions 9, 10, 12, 14, 16-22, 24, 27, 28, 31, 33-39, 42, 42A, 43, 45, 46, 48, 49, 51, 50A, 56, 60, 64-67 of outline planning permission reference 2004/2307/P granted 12/12/06 (subject to S106 agreement) for a comprehensive, phased, mixed use development of former railway lands within the King's Cross Opportunity Area.

OBSERVATIONS:

The Council would expect any affordable housing offer to be maximized subject to a detailed independent assessment of financial viability matters.

Certified that this document contains a true record of a decision of the Council

Yours faithfully

A handwritten signature in black ink that reads "Karen Sullivan". The signature is written in a cursive, flowing style. Below the signature, there is a short, horizontal line.

**KAREN SULLIVAN
SERVICE DIRECTOR - PLANNING AND DEVELOPMENT
AND PROPER OFFICER**