

Livio Venturi
Contemporary Design Solutions
46 Great Marlborough Street
London
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Application Ref: **2015/2078/P**
Please ask for: **Michael Cassidy**
Telephone: 020 7974 **5666**

22 October 2015

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
10A Belmont Street
London
NW1 8HH

Proposal: Details pursuant to Condition 5 (Preliminary Risk Assessment and Written Scheme of Remediation) of planning permission 2014/5502/P dated 26/02/2015 for the excavation for basement level beneath rear service yard.

Drawing Nos: Preliminary Risk Assessment by Pringuer-James Consulting Limited (dated April 2015).

The Council has considered your application and decided to grant permission.

Informatives:

1 Reasons for granting permission:

The application seeks to discharge Condition 5 of planning permission 2014/5502/P dated 26/02/2015 for the excavation of a basement level beneath the rear service yard.

Condition 5 requires a written Preliminary Risk Assessment, including a scheme of



investigation, together with a written scheme of remediation to be submitted and approved in writing by the local planning authority.

A Preliminary Risk Assessment, prepared by Pringuer-James (dated April 2015) has been submitted as part of this application to discharge the requirements of the condition. The assessment concludes that the development of a pollutant linkage by means of a potential source of contamination, suitable pathway and subsequent receptor is not sufficient to require further assessment of the site. The assessment has been reviewed by the Council's Environmental Health Section who consider its content sufficient to discharge the requirements of Condition 5 in its entirety.

No objections have been received prior to making this decision. The sites planning history and relevant appeal decisions were taken into account when coming to this decision.

The details submitted have been assessed in relation to the approved scheme, the site and its surroundings. They are considered sufficient to satisfy the requirements of Condition 5 and the details are in general accordance with policy CS5 of the London Borough of Camden Local Development Framework Core Strategy and Policy DP26 of the London Borough of Camden Local Development Framework Development Policies.

- 2 You are advised that Conditions 4 (Chartered Engineer Appointment) and 6 (Construction Method Statement) of planning permission 2014/5502/P remain outstanding.

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraphs 186 and 187 of the National Planning Policy Framework.

Yours faithfully



Ed Watson
Director of Culture & Environment