

Timothy Cakebread  
Deloitte Real Estate  
Athene Place  
66 Shoe Lane  
London EC4A 3BQ

Application Ref: **2015/4769/P**  
Please ask for: **David Peres Da Costa**  
Telephone: 020 7974 **5262**

27 October 2015

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Approval of Details Granted**

Address:  
**1-19 Torrington Place**  
**London**  
**WC1E 7HB**

Proposal:  
Details of energy statement, waste, servicing, cycle parking required by condition 4, 6, 7 and 9 of planning permission 2012/4608/P dated 03/12/2012 for 'change of use from offices (Class B1a) to dual use as offices (Class B1a) and educational use (Class D1) for a temporary period of 10 years'.

Drawing Nos: Energy Statement prepared by 4see; Letter from Fred Peters (Iceni Projects) dated 24th April 2015; AL(00)02 Rev C; Specifications for Josta 2-Tier Bicycle Racks; Letter from Deloitte dated 20 August 2015; Specifications for Higher Kennet Shelter

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

Informative(s):

- 1 Reasons for granting permission.



Additional information has been provided which demonstrates insulation to the roof, walls and floor of the 1-19 Torrington Place would not be feasible. The details in the energy statement are therefore acceptable. The transport officers have confirmed the details relating to refuse and recycling arrangements (condition 6), and deliveries and servicing (condition 7) are acceptable. Provision of cycle parking for 90 cycles would be in accordance with planning permission granted 02/02/2015 (ref: 2014/7526/P) for a related application 'installation of plant, in association with ancillary data storage at sub-basement level, acoustic screening and cycle parking all in the rear yard'. It is accepted the level of cycle parking has been maximised. The applicant has confirmed that Josta 2 tier cycle parking stands would be provided. The submitted details are consistent with the general expectations of the approved scheme and are acceptable in all other respects.

The planning history of the site has been taken into account when coming to this decision.

Special attention has been paid to the desirability of preserving or enhancing the character or appearance of the conservation area, under s.72 of the Listed Buildings and Conservation Areas Act 1990 as amended by the Enterprise and Regulatory Reform Act (ERR) 2013.

As such, the proposed development is in general accordance with policies CS5 and CS14 of the London Borough of Camden Local Development Framework Core Strategy, and policies DP17, DP22, DP24, DP25 and DP26 of the London Borough of Camden Local Development Framework Development Policies.

- 2 You are advised that all conditions relating to planning permission granted on 3/12/12 ref 2012/4608/P which need details to be submitted, have been approved.

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.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully



Ed Watson  
Director of Culture & Environment