

Daniel Parry-Davies
Diespeker Wharf
38 Graham Street
London
N1 8JX

Application Ref: **2015/5417/P**
Please ask for: **Michael Cassidy**
Telephone: 020 7974 **5666**

15 February 2016

Dear Sir

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

**Abbey Co-op housing sites at Casterbridge Snowman Emminster & Hinstock and
Abbey Co-op Community Centre and Belsize Road car-park
Abbey Road
London
NW6 4DP**

Proposal:

Details pursuant to Condition 90 (piling) of planning permission 2013/4678/P (for comprehensive phased redevelopment of site) granted on 16/05/2014.

Drawing Nos: Piling Details - SF-65 and Abbey Area Phase 1 - Wates Piling Method Statement

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

Informatives:

- 1 Reasons for granting approval:

The application seeks to discharge Condition 90 of planning permission 2013/4678/P (for comprehensive phased redevelopment of site) granted on 16/05/2014.



Condition 90 requires a piling method statement, including details of the type of piling to be undertaken and the methodology by which such piling will be carried out, including measures to prevent and minimise the potential for damage to subsurface water or sewerage infrastructure, and the programme for the works, to be submitted to and approved in writing by the local planning authority prior to the commencement of any phase of the development.

The details submitted have been reviewed by the Council's Transportation Section who consider them sufficient to meet the requirements of the condition.

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 90 and the details provided are in general accordance with policies CS5 and CS14 of the London Borough of Camden Local Development Framework Core Strategy and policies DP24, DP26 and DP27 of the London Borough of Camden Local Development Framework Development Policies.

- 2 You are advised that Conditions 3 (Reserved matters), 12 (Phase 1: car park management), 15 (Phase 1: public realm improvements), 16 (Environmental improvements), 22 (Phase 1: employment floorspace), 23 (Phase 1: community safety), 24 (Phase 1: employment initiative contribution), 25 (Phase 1: servicing management plan), 27 (Outline: construction timetable), 28 (Outline: compliance report), 29 (Outline: matters reserved), 32 (Outline: housing reconciliation), 33 (Outline: housing reconciliation), 34 (Outline: deferred affordable housing contribution), 35 (Outline: residential privacy), 36 (Outline: external noise and vibration), 37 (Outline: refuse and recycling (Phases 2 and 3)), 39 (Outline: open space strategy), 40 (Outline: protection of trees), 41 (Outline: tree removal), 43 (Outline: provision of health facilities), 44 (Outline: provision of Abbey Coop Office), 45 (Outline: Phase 2 site management plan), 46 (Outline: Phase 3 parking management), 47 (Outline: safeguarding for cycle hire), 48 (Outline: public realm improvements), 49 (Outline: Phase 2 public realm improvements), 50 (Outline: Phase 3), 51 (Outline: Phase 3 servicing management plan), 52 (Outline: cycle parking), 53 (Outline: countdown system), 54 (Outline: electric car charging point), 55 (Outline: acoustic report), 56 (Outline: drainage and SUDS), 57 (Outline: energy efficiency), 58 (Outline: code for sustainable homes), 59 (Outline: BREEAM), 61 (Outline: biodiversity strategy), 62 (Outline: Phase 2 design), 63 (Outline: Phase 3 employment strategy), 66 (Outline: Phase 3 basement), 67 (Outline: community safety), 71 (slab levels), 76 (Adoption of highways), 77 (CMP), 78 (Residential travel plan), 79 (Workplace travel plan), 80 (levels), 83 (Ducting and ventilation), 86 (Contamination assessment), 87 (Site investigation and submission of a remediation scheme), 88 (Reporting and management of significant additional contamination), 89 (Kings Cross Construction Skills - Phases 2 and 3, 91 (Education), 93 (Phase 1: Codes for Sustainable Homes certification) and 94 (Phase 1: BREEAM Certification) of planning permission 2013/4678/P remain

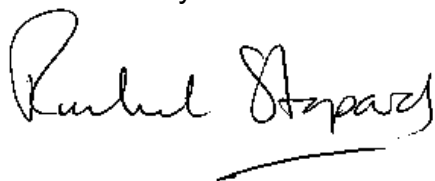
outstanding.

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.

You can find advice about your rights of appeal at:

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

Yours faithfully

A handwritten signature in black ink, appearing to read 'Rachel Stopard', with a horizontal line underneath.

Rachel Stopard
Director of Culture & Environment