

DPDP3477/BJC/HPM

7th March 2016

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Dear Elaine,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)

SUBMISSION OF REVISED DESIGN INFORMATION PURSUANT TO THE APPLICATION FOR PLANNING PERMISSION AT TEMPLAR HOUSE, 81-87 HIGH HOLBORN, LONDON, WC1V 6NU

On behalf of our client, Northwood Investors, we enclose herewith design amendments to the current application for planning permission (ref. 2015/4407/P) at Templar House ('the Site').

These amendments reflect further development of the proposals following comments from officers from the London Borough of Camden and from both statutory and non-statutory consultees.

In summary and as illustrated in greater detail within the Design Amendment Document prepared by Astudio Architects, the amendments seek changes to the proposed massing and layout of accommodation on the Site alongside enhancements to the articulation and fenestration of the facades. The amendments ensure that the proposed development provides a significant contribution towards new office and residential accommodation in the borough whilst enhancing the character and appearance of the local conservation area. The amendments to the proposals have been developed with extensive officer input in addition to advice from a range of specialist advisors.

This submission also seeks to address the comments raised by the Greater London Authority within their Stage 1 report dated 21st December 2015. This is set out further within the Planning Statement Addendum.

Revised Development proposal

The proposed amendments thereby amend the description of development to:



“Demolition of existing buildings and redevelopment for mixed use development up to 13 storeys in height comprising 15,346 sqm GEA office floorspace (Use Class B1), 607 sqm GEA retail floorspace (Use Class A1-A3), 64 residential units (Use Class C3), improvements to the public realm and all other necessary enabling works.”

In support of the amended proposals, please find enclosed electronic and hard copies of the following:

- Updated CIL Form;
- Planning Statement Addendum;
- DER/TER Energy Performance Sheets;
- Daylight and Sunlight Addendum; and
- Design Amendment Document, incorporating:
 - Architectural Addendum
 - Townscape Visual Impact and Heritage Addendum
 - Engineering Addendum

We look forward to confirmation of receipt that you will consider these amendments to the current planning application for the redevelopment of the Site. If you have any queries or require any further information, please do not hesitate to contact Barnaby Collins or Harry Manley of this office.

Yours sincerely

DP9 Ltd