

Our ref: Q40227  
Your ref: PP-05053381  
Email: aaron.brown@quod.com  
Date: 29 April 2016



Planning Development Control  
London Borough of Camden  
2nd Floor, 5 Pancras Square  
c/o Town Hall  
Judd Street  
London  
WC1H 9JE

Dear Sir/Madam,

**PROVISION OF 112 RESIDENTIAL UNITS AND REPLACEMENT TENANTS AND RESIDENTS  
ASSOCIATION HALL ACROSS TWO SITES WITH ASSOCIATED MULTI-USE GAMES AREA, LANDSCAPE  
AND ASSOCIATED WORKS, FOLLOWING DEMOLITION OF ASPEN HOUSE, GYMNASIUM AND  
GARAGES AT MAITLAND PARK VILLAS AND TRA HALL AND GARAGES ON GRAFTON TERRACE.  
APPLICATION TO DISCHARGE CONDITION 22 IN RESPECT OF PLANNING PERMISSION REF:  
2014/5840/P**

Please find enclosed an application for the partial discharge of Condition 22 of planning permission ref. 2014/5840/P issued 31<sup>st</sup> March 2015 (as amended by S73 application ref: 2015/6696/P).

Condition 22 relates to the provision of a Construction Management Plan (CMP) and states:

***"Prior to implementation, including demolition, of each phase of the development, a Construction Management Plan (CMP) including an Air Quality Assessment) shall be submitted to and approved by the local planning authority.***

***The CMP shall set out all measures that the Owner will adopt in undertaking the demolition of the existing buildings and the construction of the Development using good site practices in accordance with the Council's Considerate Contractor Manual.***

***Such plan shall include measures to for ensuring highway safety and managing transport, deliveries and waste (including recycling of materials) throughout the demolition and construction periods and which demonstrates consideration of and liaison with other concurrent developments in the wider area.***

***The plan shall also include details of a community working group involving local residents and businesses, a contractor complaints/call-line and measures to be carried out to mitigate the impact of the noise arising from construction and demolition activities on local residents and businesses, a waste management strategy and means of monitoring and reviewing the CMP from time to time.***

***The measures contained in the Construction Management Plan shall at all times remain implemented during all works of construction and demolition. Where separate Construction Management Plans are submitted for the demolition and the construction phases the provisions of this condition will apply to both plans".***

This submission comprises the following documents:

- Completed application form;
- Council Own Development form;
- Site Location Plan;
- This covering letter;
- Welfare specifications document
- Demolition Phase - Health & Safety Plan
- Fire and Safety and Emergency Plan
- Method Statement
- Risk Assessment Form
- Site Waste Management Plan
- Site Traffic Management Plan

The application seeks the partial discharge of condition 22 relating to the demolition of the Tenants and Residents Association (TRA) hall and garages/ballpark. Further information will be submitted with reference to this condition before the main stages demolition/construction commence. This additional information will include a further CMP which will provide details of the community working group and contractor complaints/call-line to be set up. Given the small scale of these works, it is not considered that this information is relevant to these initial demolition works.

As this application has been submitted on the Planning Portal (Ref: PP-05053381), a cheque for £97 made payable to Camden Council will be forwarded under separate cover for the requisite application fee.

I look forward to receiving confirmation of validation shortly. Please do not hesitate to contact me should you require any further information.

Yours faithfully,

Aaron Brown  
**Assistant Planner**