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Regeneration and Planning  
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London Borough of Camden  
Town Hall  
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WC1H 8ND

20<sup>th</sup> June 2016

**Submitted via Planning Portal**

Dear Gideon,

**APPLICATION UNDER SECTION 73 TO SECURE A MINOR MATERIAL AMENDMENT (MMA)  
TO PLANNING PERMISSION 2014/7683/P**

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On behalf of London Borough of Camden's 'Supporting Communities' Directorate please find enclosed an application made under Section 73 of the Town and Country Planning Act 1990 (as amended) to secure minor material amendments to planning application reference 2014/7683/P as approved by the London Borough of Camden on the 29<sup>th</sup> June 2015. In support of this application I provide the following documentation:

- This covering letter;
- Relevant drawings, plans and elevations as approved under application reference 2014/7683/P;
- Proposed drawings, plans and elevations submitted in support of this application;
- Drawing Comparison Table;
- Application fee of £195.

**Introduction**

Planning permission was granted on 29<sup>th</sup> June 2015 for the following development:

*Redevelopment and refurbishment including demolition of buildings along western and southern edge of site, and in between Parliament Hill & William Ellis School and replacement with 3 storey building along southern boundary*

*(Parliament Hill School); erection of single storey building located along Highgate Road (La Swap Sixth Form) along with associated alterations to boundary treatment, new multi-use games areas, hard and soft landscaping throughout the sites*

Following the grant of permission design development has continued on these extensive proposals and a number of minor changes have occurred as a result.

### **Proposed Minor Material Amendments**

The following changes are proposed by this Section 73 application:

#### **LaSWAP**

- Amended roof light arrangement to ease maintenance access for the school;
- Additional louvered panels to the gable ends of the roof lights and ventilation cowls;
- Removal of four roof access hatches;
- Reduction in glazing and addition of high level louvres to main entrance lobby to address overheating;
- Additional external door to the plant room;
- Addition of small external GRP services kiosk;
- Amended surface treatment to main entrance path and ancillary paths.

#### **Ribbon Building**

- Reduction in the footprint of the building;
- Pulling back of the building line from Lissenden Gardens by circa 1.8 m;
- Reduction in height of main building by circa 1 m;
- Amended fenestration arrangements to reflect the new layout and structure;
- Amended materials chose to reflect the original design intent.

#### **Dining Hall**

- Rationalisation of the building footprint;
- Amended canopy;
- Additional plant to serve the kitchen.

#### **William Ellis Extension and Courtyard**

- The courtyard will remain open with a new covered stair and canopy to protect circulation spaces from the weather;
- Amendments to the approved landscaping proposals;
- Reduction in the number of car parking spaces by 3;
- A covered ramp between the extension and the existing building to improve access;
- Revised window configuration.

### **Section 73 Application**

This application proposes to amend Condition 2 attached to planning permission 2014/7683/P to secure the proposed minor material amendments to the approved development. Condition 2 is currently worded as follows:

2. The development hereby permitted shall be carried out in accordance with the following approved plans:

Sixth Form Centre Noise Impact Assessment (For Planning) – 1005073-REP-TH-20141017-3 (Noise Impact Assessment - ), prepared by Hoare Lea Acoustics dated 17/10/2014, LB Camden William Ellis School Noise Impact Assessment (For Planning) – 1005073-REP-TH-20140217-2 (Noise Impact Assessment – William Ellis) prepared by Hoare Lea Acoustics dated 17/02/2014, LB Camden Parliament Hill School Noise Impact Assessment (For Planning) – REP-1005073-TH-20140217-4 (Noise Impact Assessment –m Parliament Hill) prepared by Hoare Lea Acoustics dated 17/02/2014, Arboricultural Impact Assessment at Parliament Hill School, prepared by Environmental Services dated 10<sup>th</sup> February 2015, Archaeological Desk Based Assessment, prepared by Richard Meager and Maurice Hopper, dated April 2008, Parliament Hill School, William Ellis and Sixth Form Design and Access Statement prepared by Astudio dated December 2014, L-1151 GAP 01 Revision 06, L-1151-DEEL-001 Revision 03, L-1151-DES-001 Revision 02, L-1151-PPP 001 Revision 02, L-1151-PRP-01 Revision 02, L-1151- PRP-02 Revision 03, L-1151-PRP-06 Revision 02, Flood Risk Assessment: Parliament Hill and William Ellis Schools, prepared by Pick Everard dated 18 June 2014, Heritage Statement prepared by VBUD, dated November 2014, Stage 1: Desktop Study & Walkover Survey – Parliament Hill School, prepared by Constructive Evaluation Limited, dated April 2008, Stage 1: Desktop Study & Walkover Survey – William Ellis School, prepared by Constructive Evaluation Limited, dated April 2008, Planning Statement prepared by VBUD, dated December 2010, Parliament Hill, William Ellis & - Statement of Community Involvement, Transport Statement – Project No. 13-25501 Rev A, prepared by Odyssey Markides dated December 2014, Sustainability Statement, prepared by Hoare Lea, dated November 2014, BREEAM Pre-Assessment Report – La Swap Building, Parliament Hill School Rev 1, prepared by Hoare Lea, dated October 2014, BREEAM Pre-Assessment Report – Parliament Hill School Rev 1, prepared by Hoare Lea, dated August 2014, PERS Audit – Project No. 13-255-03 prepared by Odyssey Markides dated July 2014, Extended Phase 1 Habitat Survey – Parliament Hill School, prepared by Marishal Thompson Group Arboricultural & Ecological Consultants, dated 29 November 2013, Bat Presence/Absence Survey – Buildings and Trees at Parliament Hill School, prepared by Environmental Services, dated 8 October Bat Presence/Absence Survey – Buildings and Trees at William Ellis School prepared by Environmental Services, dated 1 October 2014, Air Quality Planning Checklist 2014/7683/P – Parliament Hill School, William Ellis School and Sixth Form Application (REP MC 150210 – AQA Planning Report 10.02.15) dated 10 January 2015, Draft Construction Management Plan (Report No. 13-255-02 Rev C) prepared by Odyssey Markides dated December 2014, 13-255-101 Rev A – CONSTRUCTION SITE ENTRY AND EXIT – STAGE 1 (SHEET 1 OF 2), 13-255-103 – CONSTRUCTION SITE ENTRY AND EXIT – STAGE 2 (SHEET 1 OF 2), 13-255-104 – CONSTRUCTION SITE ENTRY AND EXIT – STAGE 2 (SHEET 2 OF 2), 13-255-001 – Site location, Drawing No. 13-255-004-HGV Access to site, Drawing No. 08-255-005 – HGV egress from site, Parliament Hill and William Ellis Schools – Daylight and Sunlight Report, prepared by Point Surveyors, dated 24<sup>th</sup> June 2014, A-WES-PL-X2 EL-XX-GA 0120 REV P, A-WES-PL-X2 EL-XX 0170 REV P, A-WES-PL-X2 PL-00-GA 0161 REV P, A-WES-PL-X2 PL-00-GA 0101 REVP, A-WES-PL-X2 PL-01-GA 0162 REV P, A-WES-PL-X2 PL-01-GA 0102 REVP, A-WES-PL-X2 PL-02-GA 0163 REV P, A-WES-PL-X2 PL-02-GA 0103 REV P, A-WES-PL-X2 PL-B01-GA 0100 REV P, A-WES-PL-X2 PL-B01-GA 0164 REV P, A-WES-PL-X2 PL-RF-GA 0104 REV P, A-WES-PL-X2 PL-RF-GA 0164 REV P, A-WES –PL-X2 SE-AA-GA 0180 REV P, A-WES-PL-X2 SE-XX-GA 0181 REV P, A-PHS-PL-X-PL-00-SI 0612, A-PHS-PL-X-PL-00-SI 0500 REV P, A-PHS-PL-X-PL-00-SI 0501 REV P, A-PHS-PL-X-PL-00-SI 0600 REV P, A-PHS-PL-X-PL-00-SI 0601 REV P, A-PHS-PL-X-PL-00-SI 0610 REV P, A-PHS-PL-X-PL-00-SI 0611 REV P, A-PHS-PL-X-PL-00-SI 0612 REV P, A-PHS-PL-X-PL-00-SI 0613 REV P, A-PHS-PL-X-PL-00-SI 0614 REV p, a-PHS-PL-X-EL-XX-GA 0120 REV

P, A-PHS-PL-X-EL-XX-GA 0121 REV P, A-PHS-PL-X1-SE-XX-GA 0180 REV P, A, A-PHS-PL-X1-SE-XX-GA 0181 REV P, A-PHS-PL-X1-SE-XX-GA 0182 REV P, A-PHS-PL-X1-SE-XX-GA 0183 REV P, A-LAS-PL-X1-EL-XX-GA 0172 REV P, A-LAS-PL-X1-PL-00-GA 0165 REV P, A-LAS-PL-X1-PL-00-GA 0166 REV P, PL-X1-SE-XX-GA 0185 REV P (LAS PROPOSED SECTION), A-PHS-PL-X1-EL-XX-GA 0170 REV P, A -PHS-PL-X1-EL-XX-GA 0171 REV P, PHS A GA-PL-00-0100 REV P, PHS A GA-PL-01-0101 REV P, PHS A GA-PL-02-0102 REV P, PHS A GA-PL-03-0103 REV P, PHS A GA-PL-04-0104 REV P, A-PHS-PL-X1-PL-00-GA 0161 REV P, A-PHS-PL-X1-PL-01-GA 0162 REV P, A-PHS-PL-X1-PL-02-GA 0163 REV P, A-PHS-PL-X1-PL-RF-GA 0164 REV P, A-PHS-PL-X1-PL-B01-GA 0160 REV P

*Reason: For the avoidance if doubt and in the interest of proper planning*

This Section 73 application proposes to amend Condition 2 to read as follows:

2. *The development hereby permitted shall be carried out in accordance with the following approved plans:*

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*Reason: For the avoidance of doubt and in the interest of proper planning*

### **Summary and Conclusions**

This application is made under Section 73 of the Town and Country Planning Act 1990 (as amended) to secure a number of minor material amendments to approved planning permission 2014/7683/P. The changes have come about as a direct result of design development and are considered necessary to deliver 'fit for purpose' school accommodation.

I trust the enclosed is sufficient for your current purposes and I look forward to receiving confirmation that the application has been registered. In the meantime please do not hesitate to call or email me if you require anything further or wish to discuss any point in more detail.

Yours sincerely,

Anna Snow  
DIRECTOR