

Mrs Leonie Oliva
Deloitte Real Estate
Athene Place
66 Shoe Lane
London
EC4A 3BQ

Application Ref: **2016/4573/P**
Please ask for: **Gavin Sexton**
Telephone: 020 7974 **3231**

5 September 2016

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
Wates House
22 Gordon Street
London
WC1H 0QB

Proposal:

Details of screening to rooftop plant as required by condition 3(e) of permission 2014/3486/P granted on 22/08/2014 for 'enlargement and external alterations, including erection of new 7th storey plus roof plant and alterations at 6th storey level, expansion of building footprint including a 7 storey side extension to the south' (abbreviated).

Drawing Nos: Cover Letter from Leonie Oliva (Deloitte) dated 16th August 2016; Plant Screen Update 16 August 2016 (comprising 1410_SK_481_Rev.3, 1410_SK_527, 1410_SK_528 and indicative views of mesh).

The Council has considered your application and decided to grant permission

Informative(s):

- 1 Reasons for granting permission.

The rooftop plant enclosure would be framed by expanded metal mesh, in powder coated polyester (colour RAL 7008). The screen would be visible on the south



elevation of the building, sitting above the windows to the upper floor breakout space. The mesh would be fitted at 180 degree orientation so the texture of the screen would be apparent but it would not provide a view through the mesh to the plant behind. The material is considered appropriate in the context of the host building and acceptable for the approval of details. It is appropriate in terms of texture, colour and detailing ensuring a high quality finish to the building will be achieved.

The sites planning history and relevant appeal decisions were taken into account when coming to this decision.

The proposed development is in general accordance with policies CS14 of the London Borough of Camden Local Development Framework Core Strategy, and policies DP24 and DP25 of the London Borough of Camden Local Development Framework Development Policies.

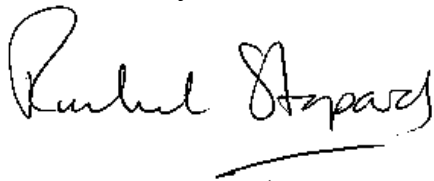
- 2 You are reminded that condition 10 (biodiverse roof) and 12 (hard and soft landscaping - curtilage of Wates House) of planning permission granted on 22/08/2014 ref 2014/3486/P are outstanding and require details to be submitted and approved. You are reminded that details for condition 4 (hard and soft landscaping - rear gardens of Campbell House) have been submitted but have not been approved to date.

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



Rachel Stopard
Executive Director Supporting Communities