

HJM/RCC/DP3546

21 September 2016

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Dear Ms Quigley

**COMMONWEALTH HOUSE, 1-19 NEW OXFORD STREET, LONDON, WC1A 1NQ**

**SUBMISSION OF DETAILS FOR DISCHARGE OF CONDITION 7 OF PLANNING PERMISSION REFERENCE 2014/4986/P (DETAILS OF MECHANICAL PLANT AND ACOUSTICS)**

On behalf of our client One New Oxford Street Limited Partnership, we hereby enclose details in relation to the discharge of Condition 7.

This application has been submitted via the Planning Portal (reference number PP-05496399). The planning application fee of £97 has been paid directly to the Council.

**Condition 7**

The condition states that:

*“Condition 7 – Technical specification details of the mechanical plant to be installed within the roof top plant area as shown on the approved floor plans, together with an accompanying acoustic report, shall be submitted to and approved by the local planning authority prior to installation of this plant. The plant shall not be operated other than in complete accordance with such measures as may be approved.*

*Reason: To safeguard the amenities of occupiers of the proposed use, adjoining premises and the area generally in accordance with the requirements of policy CS5 of the London Borough of Camden Local Development Framework Core Strategy and policies DP26 and DP28 of the London Borough of Camden Local Development Framework Development Policies”.*

Long and Partners have provided information regarding the proposed roof plant, and based on this information Sandy Brown have undertaken an acoustic assessment to assess the plant noise arising.

The following documents are therefore submitted in respect of Condition 7:

- Drawing reference 4931-M-1012 REV C3 showing Lower Roof Mechanical Services, prepared by Long and Partners;
- Annotated Roof Plan layout, prepared by Long and Partners;
- Technical Specification AHU 9 Details, prepared by Mace;



- Technical Specification Attenuater Details, prepared by Mace;
- Technical Specification Fan Details, prepared by Mace; and
- Plant Noise Discharge Report dated 14 September prepared by Sandy Brown.

The Acoustic Report confirms that the noise ingress due to roof level plant will meet the required noise limits should the attenuation measures be implemented as detailed in the report.

The proposed plant and the attenuation measures will ensure that the development will avoid harmful effects on the amenity of existing and future occupiers and to nearby properties. The proposed noise levels arising from the development have been designed to accord with the Council's noise thresholds. Overall the proposals accord with the requirements of Core Strategy policy CS5, and Development policies DP26 and DP28.

We trust that the enclosed provides sufficient detail to discharge Condition 7 but should you wish to discuss any aspect of the submission then please do not hesitate to contact Hugh Morgan or George Smith of this office.

Yours faithfully

George Smith  
Planner  
**DP9 Ltd**