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**FAO: David Fowler and Ian Gracie**

13 January 2017

**Our ref: LJW/NFD/HBR/AKG/J10157**

**Your ref: 2012/4628/P / PP-05748413**

Dear Sir

**Site at Hawley Wharf, Land bounded by Chalk Farm Road, Castlehaven Road, Hawley Road, Kentish Town Road and Regents Canal, London, NW1**  
**Discharge of Condition 45 (Planning Permission 2012/4628/P)**

We write on behalf of our client, Stanley Sidings Limited, enclosing an application for the discharge of condition 45 attached to planning permission 2012/4628/P.

#### **Condition 45**

Condition 45 is worded as follows:

**“No construction above ground shall commencement of any part of the development a plan showing details of a minimum 10 bird and minimum 10 bat box locations and types and indication of species to be accommodated shall be submitted to and approved in writing by the local planning authority. The boxes shall be incorporated within the proposed buildings and positioned as close to the canal as possible in accordance with the approved plans prior to the occupation of the development and thereafter retained and maintained, unless prior written permission is given by the local planning authority.”**

The submitted document entitled ‘Camden Lock Village: Bird/Bat Boxes – Planning Condition 45’, prepared by AHMM clearly locates both the proposed bird and bat boxes at the site on a site plan. There will be 5 locations for bird and 5 locations for bat boxes with 10 bird boxes and 10 bat boxes overall, which meets the minimum requirements of Condition 45. Furthermore, the site plan demonstrates that the boxes have been positioned as close to the canal as possible in accordance with the approved plans.

Images of the specifications of bird and bat boxes for brick façade locations and over run locations are also included within the document. The images in Section 1.2 demonstrate how the bat and bird boxes will be incorporated into the host buildings on site.

Section 1.3 ‘Biodiversity Action Plan’ details that the species to be accommodated by the proposed bat tubes/bricks would include suitable models aimed at species typically found within London such as soprano pipistrelle *Pipistrellus pygmaeus* and common pipistrelle bats. The species to be accommodated by the proposed bird boxes include the house sparrow and starling, in addition to other common species.

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Accordingly, we enclose the following documents submitted via Planning Portal:

- Completed application forms; and
- Document entitled 'Camden Lock Village: Bird/Bat Boxes – Planning Condition 45', prepared by AHMM, dated 12 January 2017.

The £97 planning application fee will be paid by cheque following submission of the application on Planning Portal.

We look forward to hearing from you shortly. In the meantime, if you have any questions, please do not hesitate to contact either Natalie Davies or Hannah Bryant, of this office.

Yours faithfully

*Gerald Eve LLP*

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