

Ms Claire Warnock
Matthew Lloyd Architects LLP
1b the Hangar
Perseverance Works
38 Kingsland Road
London E2 8DD

Application Ref: **2016/5039/P**
Please ask for: **Jonathan McClue**
Telephone: 020 7974 **4908**

21 February 2017

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
Bourne Estate South
Portpool Lane
London
EC1N

Proposal:
Details of play area and surfacing of areas linking with Highways to complete the discharge of condition 7 (hard and soft landscaping) granted under reference 2012/6372/P dated 31/10/13.

Drawing Nos: MCA0415/05 Rev V and 06 Rev Q; Q-12477-X4G4-C Rev 5; C6475-CE6.U and

The Council has considered your application and decided to grant approval.

Informative(s):

1 Reasons for approving the details:

The submission includes detailed hard and soft landscaping plans, a play area plan, drainage and external levels details and a planting plan. The majority of the landscaping details were partially discharged under 2015/3016/P with only details



of the play area and the surface levels remaining. This application has now fully discharged this condition by providing the reserved details.

Details of the playground were independently reviewed by a play specialist and have been agreed by the Council's Green Space Development Officer. The equipment type and spacing is considered to be acceptable.

Surfacing details of areas adjoining the public highway have been coordinated and agreed with the Council's Engineers who find them acceptable.

As such, the proposed development is in general accordance with policies CS5 and CS14 of the London Borough of Camden Local Development Framework Core Strategy and policies DP24 and DP26 of the London Borough of Camden Local Development Framework.

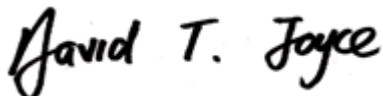
- 2 The applicant is advised that the following conditions associated with planning permission 2012/6372/P dated 31/10/2013 require the submission of further details: 17c (the remaining remediation works for Block 2).

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

A handwritten signature in black ink that reads "David T. Joyce". The signature is written in a cursive, slightly slanted style.

David Joyce
Executive Director Supporting Communities