

Mr Philip Harvey
PCKO Architects
5-8 Hardwick Street
London
EC1R 4RG

Application Ref: **2016/4209/P**
Please ask for: **Jonathan McClue**
Telephone: 020 7974 **4908**

6 March 2017

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
Greenwood Centre
25 Greenwood Place
London
NW5 1LB

Proposal: Details of a written scheme of investigation for an archaeological evaluation in relation to condition 24 (Ai) and details of Construction Management Plan to partially discharge condition 33 (b) (in relation to the Greenwood Centre only) in pursuant to planning permission 2013/5947/P dated 18/06/2014 (as varied by 2015/3151/P dated 29/07/2015) for: Demolition of existing buildings and redevelopment to provide: a new 3,228sqm (GIA) Centre for Independent Living (CIL) (Class D1) comprising 3 storeys plus basement at Greenwood Place; a part 5 part 7 storey mixed-use development at Highgate Road comprising 42 residential units (including 8 supported affordable housing units) and 100sqm (GIA) social enterprise in flexible retail, restaurant/café, office or community use (Classes A1/A3/B1/D1) at ground floor level; highway improvements to Greenwood Place, and associated plant, landscaping, servicing and disabled car parking.

Drawing Nos: Construction Management Plan pro forma Version 7 (22/02/17); Method Statement Addendum Issue no. 1; Written Scheme of Investigation for an Archaeological Evaluation dated 23/06/2016; and 1213_WD011.

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



Informatives:

1 Reasons for approving the details.

A Written Scheme of Investigation has been submitted under the guidance of Historic England (GLAAS) who confirm that following revisions the details are acceptable. Archaeologists will be on-site to excavate trenches during the demolition and construction period.

A Construction Management Plan has been submitted and assessed in detail by the Council's relevant Highways and Environmental Health Officers who consider that the proposal would adequately protect the pedestrian environment and the amenities of the area generally and ensure the continued free flow of traffic in the area.

No objections were received prior to making this decision. The site's planning history and relevant appeal decisions were taken into account when coming to this decision.

As such, the proposed details are in general accordance with policies CS5, CS11 and CS14 of the London Borough of Camden Local Development Framework Core Strategy and policies DP16, DP17, DP25 and DP26 of the London Borough of Camden Local Development Framework Development Policies.

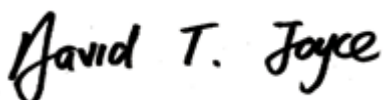
2 You are advised that Conditions 3, 4, 6, 8, 9, 10, 11, 12, 13, 17, 19, 20, 21b and 25 of planing permission 2013/5947/P dated 18/06/2014 require the submission of details and must be approved before the relevant stage of the development.

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



David Joyce
Director of Planning and Regeneration