

Tom Hawkey  
DP9  
100 Pall Mall  
London  
SW1Y 5NQ

Application Ref: **2017/2518/P**  
Please ask for: **David Glasgow**  
Telephone: 020 7974 **5562**

25 July 2017

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Grant of Non Material Amendments to planning permission**

Address:

**Land to west of Royal Mail Sorting office bounded by Phoenix Place  
Mount Pleasant Gough Street & Calthorpe St. Camden WC1.**

Proposal: Amendment to planning permission 2013/3807/P, dated 30/03/2015, for comprehensive redevelopment of the site, to include a reduction in the number of staff car parking spaces from 196 to 100 and alterations to the layout at basement level.

Approved Drawings: 16035\_MP\_(00)\_P098;16035\_MP\_(00)\_P099;  
16035\_MP\_(00)\_P100;16035\_MP\_(00)\_P300;16035\_MP\_(00)\_P301;16035\_P1\_(00)\_P098;  
16035\_P1\_(00)\_P099; 16035\_P1\_(00)\_P100; 16035\_P1\_(00)\_P152; 16035\_P1\_(00)\_P300;  
16035\_P1\_(00)\_P301; 16035\_P1\_(00)\_P302; 16035\_P1\_(00)\_P303

Superseded Drawings: 11159\_MP\_(00)\_P098; 11159\_MP\_(00)\_P099;  
11159\_MP\_(00)\_P100; 11159\_MP\_(00)\_P300 ; 11159\_MP\_(00)\_P301;  
11159\_P1\_(00)\_P098; 11159\_P1\_(00)\_P099; 11159\_P1\_(00)\_P100; 11159\_P1\_(00)\_P152;  
11159\_P1\_(00)\_P300; 11159\_P1\_(00)\_P301; 11159\_P1\_(00)\_P302; 11159\_P1\_(00)\_P303

The Council has considered your application and confirms that the proposals are acceptable as non-material amendments to the planning permission set out above.



Conditions and Reasons:

- 1 For the purposes of this decision, condition no.2 of planning permission 2013/3807/P dated 30/03/2015 shall be replaced with the following condition:

The development hereby approved shall, unless reserved for approval within another condition attached to this decision or within an associated legal agreement, be carried out in accordance with the following approved plans unless otherwise agreed in writing by the Local Planning Authority:

11159\_MP\_(00)\_P001P2; 11159\_MP\_(00)\_P002 P2; 11159\_MP\_(00)\_P003 P1; 11159\_MP\_(00)\_P010 P2; 11159\_MP\_(00)\_P011 P2; 11159\_MP\_(00)\_P012 P1; 11159\_MP\_(00)\_P015 P2; 16035\_MP\_(00)\_P098; 16035\_MP\_(00)\_P099; 16035\_MP\_(00)\_P100 ; 11159\_MP\_(00)\_P1 01P2; 11159\_MP\_(00)\_P114 P3; 11159\_MP\_(00)\_P103 P1; 11159\_MP\_(00)\_P200 P1; 11159\_MP\_(00)\_P201 P1; 16035\_MP\_(00)\_P300; 16035\_MP\_(00)\_P301; 11159\_P1\_(00)\_P020 P1; 11159\_P1\_(00)\_P021 P1; 11159\_P1\_(00)\_P022 P1; 11159\_P1\_(00)\_P023 P1; 16035\_P1\_(00)\_P098; 16035\_P1\_(00)\_P099; 16035\_P1\_(00)\_P100; 11159\_P1\_(00)\_P101 P2; 11159\_P1\_(00)\_P102 P2; 11159\_P1\_(00)\_P103 P2; 11159\_P1\_(00)\_P104 P2; 11159\_P1\_(00)\_P105 P2; 11159\_P1\_(00)\_P106 P2;11159\_P1\_(00)\_P107 P2; 11159\_P1\_(00)\_P108 P2; 11159\_P1\_(00)\_P109 P2; 11159\_P1\_(00)\_P110 P2; 11159\_P1\_(00)\_P111 P2; 11159\_P1\_(00)\_P112 P2; 11159\_P1\_(00)\_P113 P2; 11159\_P1\_(00)\_P114 P2; 11159\_P1\_(00)\_P150 P1;11159\_P1\_(00)\_P151 P1; 16035\_P1\_(00)\_P152; 11159\_P1\_(00)\_P153 P2;11159\_P1\_(00)\_P154 P2; 11159\_P1\_(00)\_P155 P2; 11159\_P1\_(00)\_P156 P2;11159\_P1\_(00)\_P157 P2; 11159\_P1\_(00)\_P158 P1; 11159\_P1\_(00)\_P159 P2;11159\_P1\_(00)\_P160 P2; 11159\_P1\_(00)\_P161 P2; 11159\_P1\_(00)\_P162 P2;11159\_P1\_(00)\_P163 P1; 11159\_P1\_(00)\_P164 P2; 11159\_P1\_(00)\_P165 P2;11159\_P1\_(00)\_P166 P2; 11159\_P1\_(00)\_P167 P1; 11159\_P1\_(00)\_P200 P2; 11159\_P1\_(00)\_P201 P2; 11159\_P1\_(00)\_P202 P2; 11159\_P1\_(00)\_P203 P1;16035\_P1\_(00)\_P300; 16035\_P1\_(00)\_P301; 16035\_P1\_(00)\_P302; 16035\_P1\_(00)\_P303; 11159\_P1\_(00)\_P400 P1; 11159\_P1\_(00)\_P401 P1; 11159\_P1\_(00)\_P402 P1; 11159\_P1\_(00)\_P403 P2; 11159\_P1\_(00)\_P404 P2; 11159\_P1\_(00)\_P500 P1; 1660|P2|(00)|P010 P1;1660|P2|(00)|P020 P2 P108 P2;1660|P2|(00)|P109 P2; 1660|P2|(00)|P110 P2; 1660|P2|(00)|P111 P2; 1660|P2|(00)|P150 P1; 1660|P2|(00)|P151 P1; 1660|P2|(00)|P152 P1;1660|P2|(00)|P153 P1; 1660|P2|(00)|P154 P1; 1660|P2|(00)|P155; 1660|P2|(00)|P021 P2; 1660|P2|(00)|P022 P2; 1660|P2|(00)|P023P2; 1660|P2|(00)|P100 P2; 1660|P2|(00)|P101 P2; 1660|P2|(00)|P102 P2;1660|P2|(00)|P103 P2; 1660|P2|(00)|P104 P2; 1660|P2|(00)|P105 P2; |P2|(00)|P106 P2; 1660|P2|(00)|P107 P2; 1660|P2|(00)| P1;1660|P2|(00)|P156 P1; 1660|P2|(00)|P160 P2; 1660|P2|(00)|P161 P2;1660|P2|(00)|P162 P2; 1660|P2|(00)|P200 P2; 1660|P2|(00)|P201 P2;1660|P2|(00)|P202 P2; 1660|P2|(00)|P203 P2; 1660|P2|(00)|P300 P2;1660|P2|(00)|P301 P2; 1660|P2|(00)|P302 P2; 1660|P2|(00)|P401 P1; 1660|P2|(00)|P402 P1; 1660|P2|(00)|P403 P2; 1660|P2|(00)|P500 P1;

Landscaping plans

LL435\_MP\_(00)\_040 P3; LL435\_MP\_(00)\_050 P2; LL435\_MP\_(00)\_100 P2; LL435MP(00)114 P3; LL435\_MP\_(00)\_150 P3; LL435\_P1\_(00)\_151P2;

LL435\_P1\_ (00) \_100 P2; LL435\_P2\_ (00) \_100 P2; LL435\_P2\_(00)\_110 P2.

Reason: To comply with Section 70(1) (a) of the Town and Country Act 1990 as amended, for the avoidance of doubt and in the interest of proper planning.

The Council has considered your application and confirms that the proposals are acceptable as non-material amendments to the planning permission set out above.

Informatives:

1 Reasons for granting permission.

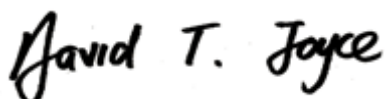
The proposed amendments relate to the reduction of staff car parking spaces within the approved basement. The supporting information submitted with the application demonstrates that the reduced number of spaces proposed could accommodate staff parking demand at the site and would not lead to increased parking stress on the public highway. The council's Transport Officers have assessed the proposal and raised no objection.

In the context of the permitted scheme, it is not considered that the proposed amendments would have any material effect on the character or appearance of the approved development, or have any impact on adjoining occupiers or the public highway. The changes are located entirely within the approved basement and would have no external manifestations. It is considered that the changes are minor in the context of the approved scheme and can therefore be regarded as a non-material amendment to the original permission.

2 You are advised that this decision relates to internal alterations as specified in the approved drawings and shall only be read in the context of the substantive permission granted on 30/03/2015, under reference number 2013/3807/P and is bound by all the conditions attached to that permission.

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.

Yours faithfully



David Joyce  
Director of Regeneration and Planning

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