

Muthoora, Leela

From: McLaughlin Gavin <GavinMcLaughlin@tfl.gov.uk>
Sent: 11 September 2017 11:30
To: Planning
Cc: Rigakis Stylianos (ST); Calver Danny (ST); Moreno viera Fatima
Subject: 2017/2891/P; Camden High Street, 159-161 – TfL, further Comments

Dear Camden Planning team,

Further to TfL Planning's previous comments, please be advised the applicant has demonstrated to us by means of a loading survey that the proposal is unlikely to have a severely negative strategic transport impact on the adjacent Transport for London Road Network (TLRN).

The applicant should nonetheless continue to liaise with TfL Road Space Management and TfL Planning to discuss loading in the vicinity once the new foodstore is occupied.

This is especially important given ongoing Red Route enforcement issues identified in their survey, and as it remains likely TfL will soon introduce new restrictions on loading hours and reduce the physical length of loading bays adjacent to the site, as part of a streetscape improvement scheme along Camden High Street.

TfL now looks forward to positive engagement and collaboration with the application post-occupation.

Kind regards,

Gavin McLaughlin
Planner, TfL Planning, Transport for London

M: 07711 345112 T: 020 3054 7027 Ext: 87027 E: GavinMcLaughlin@TfL.gov.uk
A: 10th Floor, Windsor House, 42-50 Victoria Street, London SW1H 0TL

For more information regarding the TfL Borough Planning team and TfL's *Transport Assessment Best Practice Guidance* please visit <https://tfl.gov.uk/info-for/urban-planning-and-construction/transport-assessment-guidance> and for pre-application advice please visit <https://tfl.gov.uk/info-for/urban-planning-and-construction/planning-applications/pre-application-advice>.

From: Moreno viera Fatima
Sent: 11 September 2017 11:20
To: McLaughlin Gavin
Subject: FW: 2017/2891/P; Camden High Street, 159-161 – TfL Comments

Fatima Moreno Viera

Assistant Planner (Central), Borough Planning | Transport for London
10R2 | Windsor House | 42-50 Victoria Street | London SW1H 0TL

☎ External: +44 (0)20 3054 7055 | ☎ Auto: 87055 | e-mail: FatimaMorenoviera@tfl.gov.uk

From: Moreno viera Fatima
Sent: 27 July 2017 16:52
To: 'planning@camden.co.uk'
Cc: Calver Danny (ST); McLaughlin Gavin; Rigakis Stylianos (ST)
Subject: 2017/2891/P; Camden High Street, 159-161 – TfL Comments

F.A.O. / Dear David Peres Da Costa

TfL Borough Planning Reference: 17/3183

Borough Reference: 2017/2891/P

Location: 159-161 Camden High Street, London, NW1 17Y

Proposal: Application under section 106A (3) to modify a legal agreement and amend Schedule 1 (service management plan) of the S106 associated with planning permission 2006/0776/P dated 16/05/2006 (as amended by 2009/3719/P dated 05/08/2010) (for the demolition of existing 3 and 4 storey buildings and the redevelopment of the site through the erection of a five-storey plus basement level building, with retail (Class A1) at basement and ground floor levels, and 14 self-contained flats above (Class C3)), namely to allow deliveries via Camden High Street rather than Underhill Street.

Many thanks for consulting TfL, with regard to the above planning application, TfL has the following comments:

- The site of the proposed development is on 159-161 Camden High Street, which forms part of the Transport for London Road Network (TLRN). TfL is the highway authority for the TLRN, and is therefore concerned about any proposal which may affect the performance and/or safety of the TLRN.
- Servicing via Camden High Street could cause interruptions to the 17 bus route services serving Camden Town Station, and stops which will soon extend their operation times as part of a series of proposed improvements to Camden High Street South.
- These improvement works also currently propose to retain but shorten the existing loading provision outside 157 Camden High Street. Other forthcoming changes to existing loading bays in the vicinity will also further decrease the capacity of this loading area.
- The local vicinity experiences extremely high pedestrian footfall during the inter-peak period (10am – 4pm). Therefore TfL is currently working to restrict footway activities at this time of day through a variety of proposed works and street control measures.
- Given the complex issues outlined above, further discussions are required between the applicant, Council and TfL and certain proposals within this application may have to be amended.
- TfL Planning is consulting internally and will soon look to facilitate a Site Meeting between TfL Road Space Management and the applicant’s design/transport team. TfL Planning will therefore update the Council further in due course. Please do not determine the application until we have supplied further comments.

Thanks and kind regards,

Fatima Moreno Viera

Assistant Planner (Central), Borough Planning | Transport for London
10R2 | Windsor House | 42-50 Victoria Street | London SW1H 0TL

☎ External: +44 (0)20 3054 7055 | ☎ Auto: 87055 | e-mail: FatimaMorenoviera@tfl.gov.uk

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