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FAO Mr Rob Tulloch
London Borough of Camden
Regeneration and Planning
5 Pancras Square
London
N1C 4AG

1 December 2017

KH/EC – 13/618
VIA PLANNING PORTAL PP-06579415

Dear Mr Tulloch,

**THE TOWN AND COUNTRY PLANNING ACT 1990 AND PLANNING (LISTED BUILDINGS AND CONSERVATION AREAS) ACT 1990
THE SIR RICHARD STEELE, 97 HAVERSTOCK HILL LONDON NW3 4RL
DISCHARGING PLANNING CONDITIONS – CONDITION 14 AND 15**

We write on behalf of our client Faucet Inn Limited, to request the London Borough of Camden discharge Conditions 14 (Waste storage and removal) and 15 (disabled toilets details), attached to planning permission 2016/1189/P.

The scheme for the change of use of the first and second floor levels of 97 Haverstock Hill was approved by the Council on 23 November 2017.

The development comprises:

Change of use of the first and second floors from public house (Class A4) to residential (Class C3) to provide 4 self-contained flats (Class C3) (2x1 bedroom and 2x2 bedroom flats), demolition of existing toilets and kitchen and erection of new single storey ground floor rear extension to provide new function and community room, relocation of existing kitchen extraction flue and associated external works.

This application seeks to discharge conditions 14 and 15. These are addressed in turn below.

a. Conditions

Condition 14 states:

Before the development commences, details of the location, design and method of waste storage and removal, including recycled materials, shall be submitted to and approved by the local planning authority in writing. The facility as approved shall be provided prior to the first occupation of any of the new units and permanently retained thereafter.

Reason: To ensure that sufficient provision for the storage and collection of waste has been made in accordance with the requirements of policy CS18 of the London Borough of Camden Local Development Framework Core Strategy and policies DP26, DP28 and DP12 of the London Borough of Camden Local Development Framework Development Policies.

PAD Architects have prepared drawing number 7118 Cond 14 Rev C outlining the design and method of waste and storage removal.

Condition 15 states:

Before the development commences, details of the disabled toilet, shown on drawing number 7118 - 11 Rev A, demonstrating compliance with Building Regulations Part M, shall be submitted to and approved by the local planning authority in writing. The facility as approved shall be provided prior to the operation of the public house and permanently retained thereafter.

Reason: Reason: To ensure that the internal layout of the public house remains accessible in accordance with the requirements of policy CS14 of the London Borough of Camden Local Development Framework Core Strategy and policy DP29 of the London Borough of Camden Local Development Framework Development Policies..

PAD Architects have prepared drawing number 7118-Cond 15 Rev C which outlines compliance with Part M.

b. The Application Package

The application has been submitted via the Planning Portal and comprises:

- Completed application form for the approval of details reserved by condition;
- Cover letter, prepared by Icen Projects Ltd;
- Original decision notice for reference;
- Site location plan;
- Drawing numbers 7118 Cond 14 Rev C and 7118-Cond 15 Rev C, prepared by PAD.

We have paid the requisite fee of £97.00 via the Planning Portal (Ref. PP-06579415).

We trust this information provided is sufficient to enable the Council to validate and discharge the conditions, and look forward to receiving confirmation of this at the earliest opportunity. In the meantime, please contact Kieron Hodgson on 020 3435 4218 or (khodgson@iceniprojects.com) or Emma Conwell on 020 3435 4207 or (econwell@iceniprojects.com) of this office in the first instance should you have any questions.

Yours sincerely,



ICENI PROJECTS LTD

Cc. Mr Steve Cox
Mr Tom Cullen

Enc. As listed above