

Ms Jennifer Belk  
5 Pancras Square  
London  
N1C 4AG

Application Ref: **2017/6612/P**  
Please ask for: **Alyce Keen**  
Telephone: 020 7974

18 January 2018

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Approval of Details Granted**

Address:

**Phoenix Court  
Purchase Street  
London  
NW1 1EL**

Proposal:

Details required by condition 4 (air quality assessment) to planning permission 2013/0884/P granted on 25/04/2013 for installation of flue, gas fired boilers and 1CHP associated change of use from office (B1) to plant (Sui Generis).

Drawing Nos: Addendum to support an update to the previously discharged condition No.4 of planning application 2013/0884/P prepared by Vital Energi.

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

Informative(s):

- 1 Reason for granting approval:

The applicant has submitted an addendum to the dispersal model submitted to the originally discharged air quality condition (condition 4) prior to the installation of the CHP. The submission is made to reflect the final plant arrangement in the energy



centre at Phoenix Court. Council's Air Quality Officer has reviewed the addendum to the dispersal model and confirmed that the conclusions of the addendum are acceptable; namely that the updated air quality impacts of the scheme remain within acceptable limits. The revised details meet the requirements of condition 4 and it is therefore discharged.

The planning and appeal history of the site has been taken into account when coming to this decision.

The proposed development is in general accordance with policies A1 and CC4 of the London Borough of Camden Local Plan 2017.

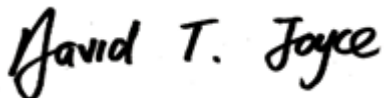
- 2 You are advised that all conditions relating to planning permission granted on 25/04/2013 (2013/0884/P) which need details to be submitted, have been approved.

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  
Director of Regeneration and Planning