

Application ref: 2018/1167/P  
Contact: Jonathan McClue  
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Date: 12 April 2018

**Development Management**  
Regeneration and Planning  
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Philip Harvey  
5-8 Hardwick Street  
London EC1R 4RG  
United Kingdom

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Approval of Details Granted**

Address:

**Greenwood Centre for Independent Living**  
**25 Greenwood Place**  
**London NW5 1LB**

Proposal:

Details of Condition 39 (Level Plans) of 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 Centre for Independent Living comprising 3 storeys plus basement at Greenwood Place; a part 5 part 7 storey mixed-use development at Highgate Road comprising 42 residential units and social enterprise in flexible retail, restaurant/café, office or community use at ground floor level; and associated works.

Drawing Nos: 1213\_WD011 and WWA/1611/LL/105 Rev C02.

The Council has considered your application and decided to grant permission subject to the following informative(s):

1 Reasons for approving the details:

Condition 39 requires plans demonstrating the levels at the interface of the development and the boundary of the site and the public highway. This requirement is usually reserved as a planning obligation with a S106 legal agreement; however, it was attached as a planning condition in this instance as

this is a Council own development. The proposed works to the highway will be fully designed by Camden and subsequently implemented by the Council's term contractor.

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. The full impact of the proposed development has already been assessed.

As such, the proposed details are in general accordance with policies DP17 and DP21 of the London Borough of Camden Local Development Framework Development Policies.

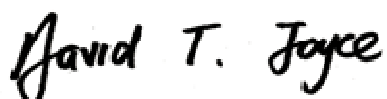
- 2 In respect of the Community Centre element, you are advised that Conditions 3(f) and 36 of planning permission 2013/5947/P dated 18/06/2014 require the submission of details and must be approved before the relevant stage of the development.

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

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