

London Borough of Camden  
Planning and Environment Department  
5 Pancras Square  
London  
N1C 4AG

FAO Elaine Quigley

6 August 2018

Ref: FW/137

Your Ref:

Dear Sir/Madam

**Submission of details to discharge Conditions 17, 32A, 37, 42 attached to planning permission (2016/2094/P) - 150 Holborn, London, EC1N 2NS**

We write on behalf of our client, 150 Holborn Real Estate Limited, to submit details to discharge conditions 17, 32A, 37 and 42 attached to planning permission (Ref: 2016/2094/P).

Condition 17 states:-

**“Before the development commences, details of secure and covered cycle storage area for 230 cycles shall be submitted to and approved by the local planning authority. The approved facility shall thereafter be provided in its entirety prior to the first occupation of any of the new units, and permanently retained thereafter”**

In relation to this condition we submit the following document:-

150 High Holborn - Discharge of Conditions - Condition Reference 17 (August 2018) prepared by Perkins and Will.

Condition 32 (Part A) states:-

**“A) Prior to commencement of development details of a sustainable urban drainage system shall be submitted to and approved in writing by the local planning authority. Such system shall be designed to accommodate all storms up to and including a 1:100 year storm with a 30% provision for climate change, and shall demonstrate that greenfield run off rates (5l/s) will be achieved (unless otherwise agreed). The system shall include green and brown roofs and below ground attenuation, as stated in the approved drawings”.**

In relation to this condition we submit the following drawings and information:-

Proposed Ground Floor Drainage Layout (Ref: 150-CNM-ZO-00-DR-P-1002)

Proposed Basement Drainage Layout (Ref: 150-CNM-ZO-B1-DR-P-1001)

Typical Ground Level Drainage Details (Ref: 150-CNM-ZO-ZZ-DR-P-1010)

150 Holborn Drainage Strategy Document

Surface Water Document

ABG Blue Roof Estimator - 150 Holborn - 6<sup>th</sup> Floor Terrace - FSR Data - 290118

ABG Blue Roof Estimator - 150 Holborn - 8<sup>th</sup> Floor Terrace - FSR Data - 290118

ABG Blue Roof Estimator - 150 Holborn - Resi Roof - FSR Data 290118

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Condition 37 states:-

**"No demolition or development shall take place until a written scheme of investigation (WSI) has been submitted to and approved by the local planning authority in writing. For land that is included within the WSI, no demolition or development shall take place other than in accordance with the agreed WSI, which shall include the statement of significance and research objectives, and:**

**A. The programme and methodology of site investigation and recording and the nomination of a competent person(s) or organisation to undertake the agreed works.**

**B. The programme for post-investigation assessment and subsequent analysis, publication & dissemination and deposition of resulting material. This part of the condition shall not be discharged until these elements have been fulfilled in accordance with the programme set out in the WSI".**

In relation to this condition, we submit the following document:-

WSI - Prepared by Mola

Condition 42 states:-

**"If more than 12 months elapse between the date of the approved bat survey (April 2016 and addendum letter dated 5th June 2017 in Planning Addendum Design and Access Statement dated July 2017) and commencement of development, an updated bat survey shall be submitted to and approved in writing by the local planning authority.**

**Such survey to be carried out by a suitably qualified ecologist and accompanied by a report confirming the results and implications of the assessment, including any revised mitigation measures.**

**All mitigation measures as approved shall be implemented in full in accordance with the agreed time scales"**

In relation to this condition, we submit the following documents:-

150 High Holborn - Discharge of Conditions - Condition Reference 42 (August 2018) prepared by Perkins and Will  
Bat Inspection Report prepared by Aven Ecology dated July 2018

We look forward to discussing this with you and receiving confirmation that the package has been received.

Should you require any further details in respect of this submission please contact us on 01295 711 928.

Yours faithfully

*Forward Planning and Development*

**Forward Planning and Development Limited**

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