

Application ref: 2019/1334/P
Contact: Patrick Marfleet
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Date: 29 May 2019

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Huntley Cartwright
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Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

Camley Street Natural Park
12 Camley Street
London
N1C 4PW

Proposal: Details of tree protection, ground investigation, cycle parking and precautionary working required by conditions 4, 5, 6 and 7 of permission reference 2017/6011/P dated 29/03/2018 (Demolition of the existing pavilion visitors centre (Class D1) and erection of a new centre (Class D1) with associated ancillary visitors Café (Class A1) and enhanced landscaping across the site).

Drawing Nos: Ecological Method Statement prepared by London Wildlife Trust, Ground Contamination Risk Assessment R18-13059, Arboricultural Impact Assessment dated 30/05/2017, 7096-LD-PLN-001 A, Sheldon Cycle Shelter SC300

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

Informative(s):

- 1 Conditions 4 (tree protection), 5 (ground investigation), 6 (cycle parking) and 7 (precautionary working) of permission reference 2017/6011/P dated 29/03/2018 require details to be submitted and approved.

Condition 4 - The Council's tree officer has reviewed the submitted tree

protection details which are considered sufficient to demonstrate that the trees to be retained will be adequately protected throughout development in line with BS5837:2012. Condition 4 can therefore be discharged.

Condition 5 - The Council's Environmental Health Officer has reviewed the submitted documents relating to ground contamination and is satisfied that the proposed remediation strategy is sufficient to partially discharge the requirements of condition 5. However, prior to the occupation of the site, the applicant is required to submit a written report detailing the remediation measures that have been implemented before the condition can be fully discharged.

Condition 6 - The submitted cycle parking details demonstrate that 3 Sheffield parking stands (six cycle parking spaces) will be provided on site covered by an open side timber canopy. The proposed details are therefore considered to provide adequate cycle parking facilities and the condition can be discharged.

Condition 7 - The Council's Nature Conservation Officer has reviewed the Ecological Method statement for the precautionary working approach to demolition and construction and is satisfied that the plan would ensure the development contributes towards the protection and creation of habitats and valuable areas for biodiversity.

As such, the details are in general accordance with policies A1, A2, A3, CC2, T1, G1, D1 and DM1 of the Camden Local Plan 2017.

- 2 You are reminded that condition 5 of permission 2017/6011/P dated 29/03/2018 is only partially discharged and requires a written remediation report to be submitted prior to occupation of the site before it can be fully discharged.

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraph 38 of the National Planning Policy Framework 2019.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully



Daniel Pope
Chief Planning Officer