

Application ref: 2019/3305/P
Contact: Tony Young
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Date: 18 July 2019

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Montagu Evans LLP
5 Bolton Street
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Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

Library and Under Treasurer's House
Lincoln's Inn Fields
London
WC2A 3TL

Proposal: Details of the implementation of sustainable drainage system in relation to condition 14 of planning permission (2015/4408/P) dated 01/06/2018 for the erection of 3 storey plus basement library and administration building following demolition of Under Treasurer's House and associated alterations.

Drawing Nos: (14132-)C01 rev C20 (sheet 1), C04 rev C8 (sheet 2); Letter from Infrastructure Design Studio Consulting Engineers dated 18/06/2019; Cover letter from Montagu Evans (ref. PD9849/TM/CS) dated 19/06/2019.

The Council has considered your application and decided to grant permission.

Informative(s):

- 1 Reason for granting approval of details:

The full impact and extent of the proposed development has been previously assessed. The requirements of condition 14 relates purely to the demonstration that the approved drainage system has been implemented.

Details of full infiltration testing and lifetime drainage maintenance plan required by condition 13(a & b) were previously submitted to and approved by the LPA (2018/2394/P) dated 24/07/2018. In order to demonstrate that these measures have been fully implemented on site, details of the final drainage plans and a cover letter have now been provided confirming the installation of the approved sustainable drainage scheme.

It is noted that the approved drainage layout drawing (ref. 14132-C01 rev C17) has been amended to indicate some minor alterations carried out during the course of construction and during the implementation of the drainage scheme. These involved the addition of a door channel pipe, door drain valve and planter drain. None of these amendments are considered to involve material changes to the approved drainage layout and are consistent with the general expectations of the approved scheme, and are acceptable in all other respects.

As such, the revised drainage layout drawing (ref. 14132-C01 rev C20) is considered along with all other submitted details to provide sufficient evidence that demonstrates the implementation of the approved drainage system, and therefore condition 14 can be discharged.

The proposed details would not have a harmful impact on neighbouring amenity. The planning history of the site has been taken into account when coming to this decision. No comments / responses have been received in relation to the details. Special regard has been attached to the desirability of preserving the special interest of the listed building, under s.66 and s.72 of the Planning (Listed Buildings and Conservation Areas) Act 1990 as amended by the Enterprise and Regulatory Reform Act (ERR) 2013.

As such, the proposed development is in general accordance with policies CS13 and CS16 of the London Borough of Camden Local Development Framework Core Strategy and policies DP22, DP23 and DP32 of the London Borough of Camden Local Development Framework Development Policies. The development also remains in accordance with policies CC1, CC2 and CC3 of the London Borough of Camden Local Plan 2017, the London Plan 2016 and the the National Planning Policy Framework 2019.

- 2 You are advised that all conditions relating to planning permission granted on 01/06/2018 (2015/4408/P) which needed details to be submitted and approved have been 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

A handwritten signature in black ink, appearing to read 'DPope', is written over a light grey rectangular background.

Daniel Pope
Chief Planning Officer