

Application ref: 2019/2728/P  
Contact: Seonaid Carr  
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Date: 2 August 2019

**Development Management**  
Regeneration and Planning  
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Westminster City Council  
Pending Applications  
Development Planning  
City of Westminster  
PO Box 732  
Redhill,  
RH1 9FL

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Request for Observations to Adjoining Borough - No objection**

Address:

**29, 31, 33, 35, 37, 39, 41 And 43 Oxford Street And 16, 17-19 Soho Square ,London  
W1D 2DR**

Proposal:

Request for observations to the adjoining borough or Westminster City Council for the part demolition of Nos 29, 31, 33, 37, 39 Oxford Street behind retained facades and demolition 41 and 43 Oxford Street and 17-19 Soho Square and redevelopment of the site, including retention of 35 Oxford Street with alterations and alterations to the ground floor level and basement level of No. 16 Soho Square to provide a new building comprising 2 basement levels, ground and 6 upper floor levels plus a plant level and a level for a rooftop pavilion. Use of building for retail Class A1 at basement level 2, basement level 1, part ground floor level and part first floor level, cafe Class A3 at part ground floor level and part rooftop level. Flexible office or retail Class A1 or Class B1 at second floor level, office Class B1 at part first floor level, and third to sixth floor levels, and associated works including cycle storage and associated facilities at basement level 2 and the provision of a publically accessible roof garden and other works associated with the development. (Linked to 19/00519/LBC),

Drawing Nos:

The Council, as a neighbouring planning authority, has considered your request for observations on the application referred to above and hereby raises no objection.

Conditions and Reasons:

Informative(s):

- 1 Given the siting of the proposed development in relation to the London Borough of Camden it is considered that the development would not impact on the neighbouring Bloomsbury Conservation Area nor would it impact on the residents of Camden with regard to levels of light, outlook and privacy.

Should permission be granted, City of Westminster is urged to ensure that appropriate controls be applied in the form of a Demolition and Construction Management Plan and Servicing Management Plans, within the scope of a section 106 agreement, in order to limit impacts upon the surrounding transport network and neighbouring occupiers.

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