

Application ref: 2019/3143/P
Contact: Jonathan McClue
Tel: 020 7974 4908
Date: 5 August 2019

Development Management
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Gibberd Ltd
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Curtain Road
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LONDON
EC2A 3AD

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

Cambridge House
373-375 Euston Road
London
NW1 3AR

Proposal: Details of a foundation plan and confirmation that no piling will be taking place, to discharge Condition 10 (piling method statement) of 2017/7079/P dated 13/02/2019 for: Change of use from offices (Class B1a) and car showroom (Sui Generis) to education use (Class D1) and associated works (refurbishment, a two storey extension, lowering of basement and creation of a terrace).

Drawing Nos: Cover letter (Ref: LR/ib/218412) dated 23rd May 2019 and 218412-S-GA098 Rev C3.

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

Informative(s):

- 1 Reasons for approving the details.

Confirmation that no piling works would take place and a foundation plan have been submitted to discharge the condition. Thames Water confirmed that they are happy for the piling condition to be discharged based on the information submitted.

The site's planning history and relevant appeal decisions were taken into account when coming to this decision. No consultation responses were received other than from Thames Water who recommend the condition be discharged.

As such, the proposed details are in accordance with the requirements of Policy CC3 of the London Borough of Camden Local Plan 2017.

- 2 You are reminded that conditions 3 (details and materials), 8 (cycle parking), 9 (waste), 11 (basement engineer), 16 (PV), 17 (Sound insulation), 18 (air source heat pumps), 20 (green roof), 21 (mechanical ventilation), 22 (NO2 scrubbing system), 23 (air quality monitors) and 24 (SUDS) of planning permission 2017/7079/P dated 13/02/2019 are outstanding and require details to be submitted and approved.

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