

Application ref: 2019/5614/P
Contact: Kate Henry
Tel: 020 7974 3794
Date: 21 February 2020

Development Management
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Mr Drew Howard-Green
7 Churchill Court
58 Station Road
North Harrow
HA2 7SA
England

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

29-30 Alliance House
High Holborn
London
WC1V 6AZ

Proposal: Details of water usage required by condition 4 of planning permission 2015/6112/P, dated 11/05/2016 (for: erection of 4 storey rear extension to provide 4x self-contained flats)

Drawing Nos: Water efficiency calculations WC-E929 (dated 21/10/2019)

The Council has considered your application and decided to grant permission

Informative(s):

1 Reasons for granting

This applications seeks to discharge condition 4 (details of maximum water use) of planning permission 2015/6112/P, dated 11/05/2016. The condition requires that the approved development achieve a maximum internal water use of 105 litres/person/day, allowing 5 litres/person/day for external water use; and that evidence demonstrating that this has been achieved be submitted to and approved by the Local Planning Authority.

The applicant has provided water efficiency calculations which demonstrate

that the 1 bed and 2 bed units will achieve 104.97 litres per person per day, including 5 litres for external use. In this case the reduction under the target is de minimus and the applicant has demonstrated that the reductions go as far as feasible. The details are considered to be acceptable.

The proposed development is in general accordance with Policies CS13 of the London Borough of Camden Local Development Framework Core Strategy, and Policies DP22 and DP23 of the London Borough of Camden Local Development Framework Development Policies.

- 2 You are advised that all conditions relating to planning permission 2015/6112/P, dated 11/05/2016, which need details to be submitted, have been 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 positioned above the typed name and title.

Daniel Pope
Chief Planning Officer