

Application ref: 2019/6362/P
Contact: Josh Lawlor
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Date: 1 May 2020

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Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

**Central Somers Town
Covering Land At Polygon Road Open Space
Edith Neville Primary School
174 Ossulston Street and Purchase Street Open Space
London
NW1 1EE**

Proposal:

Details for condition 55 (Land Contamination) of planning permission ref. 2015/2704/P dated 14/10/16 (for demolition of existing buildings and the provision of a replacement school; community facilities; flexible Class A1/A2/A3/D1 floorspace and 136 residential units over 7 buildings; public open space, associated highways works and landscaping). Drawing Nos: Brill Place Somers Town - Ground Investigation ref. 70057370 dated November 2019 and Brill Place Somers Town - Generic Quantitative Risk Assessment by WSP, ref. 70057370-001 June 2020.

The Council has considered your application and decided to grant permission

Informative(s):

1 Reason for granting approval:

The submitted report includes a refined conceptual site model of plausible pollution linkages requiring mitigation. The report includes a detailed scheme of

assessment consisting of site reconnaissance, conceptual model, risk assessment and proposed schedule of investigation. The Council's Contaminated Land Officer confirms that the scheme of assessment is sufficient to assess the scale and nature of potential contamination risks on the site and that the condition can be discharged. The submitted details adequately demonstrate that future occupiers of the development would be protected from the possible presence of ground contamination arising in connection with the previous industrial/storage use of the site.

The full impact of the proposed development has already been assessed.

As such, the proposed details are in accordance with policy CS5 of the London Borough of Camden Local Development Framework Core Strategy and policy DP26 of the London Borough of Camden Local Development Framework Development Policies.

- 2 You are advised that conditions 5, 6, 8, 9, 17, 18, 21, 28, 29, 30, 31, 32, 33, 34, 36, 38, 39, 41, 42, 44, 45, 47, 50, 51, 52, 53, 54, 56, 57, 58, 59, 60, 68, 69, 70, 73, 74, 84, 85, 87, 89, 89, 96, 97, 100, 102, 104, 105, 106, 107, 109, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 126, 127, 128, 129, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141 and 142 of planning permission 2015/2704/P dated 14/10/2016 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



Daniel Pope
Chief Planning Officer