

Application ref: 2019/6377/P  
Contact: Kristina Smith  
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Date: 5 May 2020

**Development Management**  
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Ms Jennifer Offord  
St George House  
16 The Boulevard  
Imperial Wharf  
London  
SW6 2UB

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Approval of Details Granted**

Address:  
**Camden Goods Yard**  
**Chalk Farm Road**  
**London**  
**NW1 8EH**

Proposal:

Details pursuant to Condition 62a (contaminated land) of planning permission ref. 2017/3847/P (dated 15/06/2018) for Redevelopment of petrol filling station site to include the erection of a new building of up to six storeys and redevelopment of the main supermarket site to include the erection of seven buildings.

Drawing Nos: Email from St. George dated 07/01/2019 providing additional clarification; Phase II Environmental Site Investigation, prepared by Ramboll Ltd. (dated December 2019); Cover Letter (dated December 2019)

The Council has considered your application and decided to approve details.

Informative(s):

1 Reasons for granting:

Part a of Condition 62 requires a site investigation to be undertaken in accordance with the approved scheme of assessment and the written results

(to include laboratory results, provided as numeric values in a formatted electronic spread sheet) and a proposed remediation scheme to be submitted.

The Council's Environmental Health (Land contamination) officer met with Ramboll, the engineering consultants overseeing matters of land contamination prior to submission and has since reviewed the submitted information. Following some clarification, the officer has confirmed that the submitted information satisfies the condition and section (a) can be discharged.

The full impact of the proposed development has already been assessed. The proposed details would not have a harmful impact on the appearance of the host buildings and streetscene, on the character of the conservation area or on neighbouring amenity.

The details are in general accordance with policy A1 of the Camden Local Plan 2017 and sufficient to partially discharge the condition.

- 2 You are advised that the following conditions require details to be submitted and/ or approved in writing prior to Commencing Development on the Petrol Filling Station site: 47 (Drainage), 48 (Water Supply), 49 (HS2 Safeguarding) and 57 (Piling).

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