

Application ref: 2019/3820/P
Contact: Charles Thuaire
Tel: 020 7974 5867
Email: Charles.Thuaire@camden.gov.uk
Date: 1 July 2020

Development Management
Regeneration and Planning
London Borough of Camden
Town Hall
Judd Street
London
WC1H 9JE

Phone: 020 7974 4444

planning@camden.gov.uk
www.camden.gov.uk/planning

Savills
33 Margaret Street
London
W1G0JD

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
Royal Free Hospital
Pond Street
London
NW3 2QG

Proposal:

Details of facing materials and design of windows, doors, balconies and roof terraces required by condition 2 (parts a,b,d only) and details of sample panel of brickwork required by condition 3 of planning permission ref 2014/6845/P dated 25 April 2016 (for Demolition of existing carpark and ancillary structures and erection of new 7 storey building containing laboratory/research space for Institute for Immunity and Transplantation, a patient hotel, Royal Free Charity offices plus a replacement carpark, plant and landscaping).

Drawing Nos: Letters from Savills dated 25.7.19 and 14.5.20; photo of sample panel of brickwork, concrete slab and metal window seen on site 7.11.19; PL(10) 19, 20, 21, 22, 30; window specification drawings- 0001A, 0002A; 1001A, 1002A, 1003A, 1004, 1005A, 1006A, 1007A, 1008A, 1009A, 1010A, 1011A; 1012A, 1013A, 1014A, 1015A, 1016A, 1017A, 1018A, 1019A, 1020A, 1021A, 1022A, 1023A, 1024A, 1025, 1026, 1027, 1028, 1029, 1030, 1031, 1032, 1033, 1034, 1035, 1036, 1037, 1038, 1039, 1040, 1041, 1042A, 1043A, 1044A, 1045A, 1046A, 1047A, 1048A, 1049A, 1050A, 1051A, 1052 (twice); 4001A, 4002A, 4003A, 4004A, 4005, 4006, 4007A, 4008A, 4009A, 4010A, 4011, 4012A, 4013A, 4014A, 4015A, 4016A, 4017A, 4018, 4019, 4020, 4021, 4022, 4023, 4024, 4025, 4026, 4027, 4028, 4029, 4031A, 4032A, 4033A, 4034A, 4035A, 4036A, 4037A, 4038A, 4039A, 4040A, 4041, 4042, 4043, 4044.

The Council has considered your application and decided to grant permission.

Informative(s):

1 Reasons for approval-

The submitted plans show aluminium flashings, metal window and door frames, precast concrete lintels and slab edge banding, red brown brickwork, and Schueco curtain walling. A sample panel of these materials has been inspected by officers on site. The application has been revised since submission to exclude reference to condition 2 part (c), regarding the proposed metal louvres and brise soleils, to allow discussions to continue on this element following officer concerns.

The design and materials for the windows, doors, exposed floor slabs and brick panels reflect those originally shown in the approved plans; the materials have been chosen in relation to the existing context, eg. the brickwork relates to St Stephen's church in front and the concrete to Royal Free Hospital behind. The proposed details and brickwork sample are considered to be high quality in detailed design, materials, finish, colour and execution. They are appropriate to this new prominent landmark building and will not harm the character and setting of the adjoining listed building and conservation area.

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

As such, the proposed details are in general accordance with policy CS14 of the London Borough of Camden Local Development Framework Core Strategy and policy DP24 of the London Borough of Camden Local Development Framework Development Policies.

- 2 Notwithstanding the details shown on the plans hereby approved, you are advised that this decision does not relate to part (c) of condition 2 regarding louvres and brise soleils, for which details still need to be submitted and approved by the Council before works commence on this element.
- 3 You are reminded that conditions 2c (design of louvres), 17 (brown roof) and 18 (bird/bat boxes) of planning permission ref 2014/6845/P dated 25 April 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

A handwritten signature in black ink, appearing to read 'DP', is positioned above the printed name and title.

Daniel Pope
Director of Economy, Regeneration and Investment