

Application ref: 2019/6276/P
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Date: 20 August 2020

Development Management
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Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

**1 Hampshire Street
London
NW5 2TE**

Proposal: Details required by conditions 21 (SUDS) of planning permission 2017/2883/P dated 24/04/2019 (for redevelopment of the site to provide 4 storey building with 334 sqm of commercial floorspace (Class B1) and 16 residential units (6 x 2-bed, 6 x 1-bed and 4 x 3-bed) (Class C3) with terraces at front and rear following demolition of existing photographic studio (Class B1c).

Drawing Nos: Drainage Management and Maintenance Strategy prepared by TJA; Camden SUDS pro forma; Bauder blue roof calculation rev A 14/05/2020; Typical Blue Roof Details - 6008 Rev A; J1769-6001 P3

The Council has considered your application and decided to grant permission subject to the following condition(s):

Informative(s):

1 Reason for granting permission

The applicant has submitted the Council's drainage pro forma and a drainage management and maintenance strategy. There would be 375sqm of blue brown roofs providing 33.7 cubic metres storage capacity. Blue roof drainage

calculations demonstrate the total discharge from the roof limited would be limited to 3.54 l/s. The outlets from the roof would utilise flow restrictors to reduce flows to a maximum 0.88l/s for storms up to the 1 in 100 +40% for climate change. The details have been reviewed by Sustainability and are considered acceptable. The details demonstrate that the rate of surface water run-off from the building and the impact on the storm water drainage system would be limited.

The planning and appeal history of the site has been taken into account when coming to this decision.

The submitted details are consistent with the general expectations of the approved scheme and are acceptable in all other respects.

As such, the proposed development is in general accordance with policies CC1, CC2 and CC3 of the Camden Local Plan 2017.

- 2 You are reminded that conditions 3 (detailed drawing and samples of facing materials), 4 (sample panel of the facing brickwork), 18 (Building Regulations Part M4(2)) and 19 (Building Regulations Part M4 (3)(2a)) of planning permission granted on 24/04/2019 ref: 2017/2883/P are outstanding and require details to be submitted and approved.

You are advised that details have been submitted for conditions 12 (photovoltaic cells) and 10 (remediation measures) of planning permission granted on 24/04/2019 ref: 2017/2883/P and these are currently being assessed.

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
Director of Economy, Regeneration and Investment