

Application ref: 2020/3697/P
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Date: 15 September 2020

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Mr Ignacio Rodriguez
Building S3
King's Cross Central
York Way
London
N1C 4AB

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

Building S3
King's Cross Central
York Way
London
N1C 4AB

Proposal:

Details of green roof required by condition 4 of planning permission reference 2019/5379/P dated 13/02/2020 (for Reserved matters relating to Plot S3 within Development Zone S for the erection of an 11 storey building for office use with restaurant use and flexible retail, business, non-residential institutions and assembly and leisure uses at ground floor level and associated public realm works, as required by conditions of outline planning permission reference 2004/2307/P dated 22/12/06 for a comprehensive, phased, mixed-use development of former railway lands within the King's Cross Opportunity Area).
Drawing Nos: 1803_(47)-120, 18083_(47)_610, 18083_(47)_302, 18083_(00)_303 03, 18083_(00)_120 05, 18083_(00)_300 04, 18083_(00)_002 03, 18083_(00)_001 04,
Wildflower Turf Roof Turf: *WFT-Roof-34

The Council has considered your application and decided to grant permission

Informative(s):

- 1 Reasons for approval-

The submitted green roof details have been reviewed by the Councils Trees and Landscaping Officer who is satisfied that the proposed green roof would be suitably designed and maintained to ensure that the development contributes towards the creation of habitats and valuable areas of biodiversity. Condition 4 can therefore 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 surrounding conservation area.

As such, the proposed details are in general accordance with policies CC1, CC2, CC3, CC4, D1, D2 and A3 of the London Borough of Camden Local Plan 2017.

- 2 You are reminded that conditions 2, 5, 6 and 7 of planning permission 2019/5379/P granted on 13/02/2020 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
Director of Economy, Regeneration and Investment