

Application ref: 2020/4410/P  
Contact: Jonathan McClue  
Tel: 020 7974 4908  
Email: [Jonathan.McClue@camden.gov.uk](mailto:Jonathan.McClue@camden.gov.uk)  
Date: 19 October 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](mailto:planning@camden.gov.uk)  
[www.camden.gov.uk/planning](http://www.camden.gov.uk/planning)

DP9 Ltd  
100 Pall Mall  
London  
SW1Y 5NQ

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Approval of Details Granted**

Address:  
**Mount Pleasant - Phoenix Place Development**  
**London**  
**WC1X 0DA**

Proposal:  
Details of elevations of all entrances to discharge condition 12A (details of materials and samples) for Phase 1 only, of planning permission 2013/3807/P granted on 30th March 2015 by the Greater London Authority (for new buildings of 5-15 storeys, 345 dwellings, 823sqm of flexible retail and community floorspace and associated works).

Drawing Nos: Phoenix Place, Mount Pleasant - Phase 1 (Block A), Condition 12 -  
Materials, Submission to LB Camden - October 2020 Rev 02

Informative(s):

#### **1 Reasons for approval-**

The submitted documents provide details at 1:50 of the elevations of all entrances (residential, office, flexible uses) to include doors, sections, elevational and threshold treatments, all shown in context and to a scale of 1:50. The details have followed comprehensive pre-application discussions with officers. The proposals are all of high quality and are considered acceptable.

No objections were received prior to making this decision.

As such, the proposed development would ensure that the resulting appearance and construction of the development would be of a high standard and be in general accordance with policies 5.3, 7.4, 7.5 and 7.6 of the London Plan 2016 and policies CS14 and DP24 of the London Borough of Camden Core Strategy and Development Policies 2010.

- 2 You are reminded that the following conditions for Phase 1 of the development remain outstanding and require details to be submitted and approved: 9 (SUDS); 12 (materials); 13 (landscaping); 14 (revised Phoenix Place treatment); 16 (roof level structures); 17 (air quality); 19 (cycle storage); 23 (lighting strategy); 24 (CCTV lighting and security lighting); 27 (inclusive design - commercial units); 28 noise (before plant installation); 29 (play space) and 36 (flues and extraction).

The following conditions for Phase 2 of the development also remain outstanding and require details to be submitted and approved: 9 (SUDS); 11 (sound insulation); 12 (materials); 13 (landscaping); 14 (revised Phoenix Place treatment); 15 (privacy screens); 17 (air quality); 18 (sound insulation glazing); 19 (cycle storage); 22 (bird/bat boxes); 23 (lighting strategy); 24 (CCTV lighting and security lighting); 25 (inclusive design- residential units); 26 (inclusive design- communal residential areas); 27 (inclusive design - commercial units); 28 noise (before plant installation); 29 (play space); 33 (doors on highway); 34 (electrical substation); 35 (basement parking barriers) and 36 (flues and extraction).

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 positioned above the printed name and title.

Daniel Pope  
Director of Economy, Regeneration and Investment