

Application ref: 2019/6175/P
Contact: Gavin Sexton
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Date: 16 January 2020

Development Management
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Mr Jack Landor
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 of design and method statements relating to safeguarding HS2 works on the Petrol Filling Station site, as required by part A of condition 49 of planning permission 2017/3847/P dated 15th June 2018 (as amended by applications 2019/0153/P dated 06/02/19; 2019/2962/P dated 04/07/19 and 2019/6301/P dated 24/12/19) for redevelopment of the Morrison's sites.

Drawing Nos: Technical Note by Ardent (project 196120) Access for Phase 1A - Temporary Store on PFS Site dated 15-11-2019.

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

Informative(s):

- 1 The access road falls within a HS2 construction safeguarded area. Condition 49 (part A) requires detailed design and method statements including arrangements to ensure that works on construction on the petrol filling station site will not impede HS2 construction works. It specifically requires the details to

be prepared with input from HS2.

HS2 have advised that the applicant had pre-submission engagement with them and furthermore confirm that the submitted documents are acceptable to them for the purposes of complying with part A of condition 49. Camden Highways department is working with the applicant on design and operational arrangements for maintaining the integrity of the highway function on a temporary basis during the works and on a permanent basis following completion. Camden's transport team have confirmed that the proposals raise no specific concerns as they relate to condition 49.

The proposals are consistent with the approved planning application and are acceptable in terms of London Plan 2015 Table 6.1 and 'Land for Industry and Transport' Supplementary Planning Guidance 2012. The condition is therefore discharged in part, as it relates to the Petrol Filling Station site. Further details will be required for approval in advance of commencing demolition on the Main Site land parcel.

- 2 In the event that development on the Petrol Filling Station Site involves piling works, you are reminded that conditions 47 (drainage strategy), 48 (water supply infrastructure) and 57 (piling method statement) require details to be submitted to and approved in writing by the local planning authority.

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
Chief Planning Officer