

Application ref: 2021/3044/P
Contact: Patrick Marfleet
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Date: 19 July 2021

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Kier Construction
2 Langston Road
Loughton
IG10 3SD

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

Building P2
Development Zone P
Kings Cross Central
London
York Way
N1C 4UZ

Proposal:

Details of bird and bat boxes required by condition 3 of planning permission reference 2018/2628/P dated 04/09/2018 (Reserved matters relating to Plot P2 within Development Zone P for the erection of a 12 storey building for office use (Class B1) with flexible retail (A1-A5) and theatre (Sui Generis) uses at ground floor, and public realm works to parts of Handyside Street, Wollstonecraft Street and between the proposed building and the Gasholder Triplets).

Drawing Nos: KXC-P2-001-ALD816-L-91-950 rev02

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

Informative(s):

- 1 The proposed bird boxes would be located on the north elevation of the 9th floor mezzanine level, where they would generally be out of direct sunlight. The proposed bat boxes would also be located at 9th floor mezzanine level on the southern elevation, this would ensure the boxes receive good levels of sun for

part of the day. The submitted details are therefore in general accordance with the Camden Biodiversity Action Plan and considered to secure the appropriate features to conserve wildlife habitats and biodiversity measures within the development. Both locations are non-accessible to the public thus limiting potential for any disturbance.

Given the above, the submitted details are considered sufficient to discharge condition 3.

As such, the details are in general accordance with policies D1 and A3 of the Camden Local Plan 2017.

- 2 You are advised that all conditions relating to planning permission 2018/2628/P dated 04/09/2018 which need details to be submitted, have been 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 'DPope', is positioned above the printed name and title.

Daniel Pope
Chief Planning Officer