

Patrick Marfleet
Regeneration and Planning
London Borough of Camden
5, Pancras Square
N1C 4AG
London

21st September 2021

Dear Patrick,

KING'S CROSS CENTRAL: APPLICATION FOR FULL, TEMPORARY PLANNING PERMISSION FOR SUI GENERIS USE FOR AN IMMERSIVE VENUE WITHIN BUILDING P2

This submission is made by Argent on behalf of King's Cross Central General Partner Limited (KCCGPL), in relation to the temporary use of a part of Building P2 within the King's Cross Central ('KXC') development, in Sui Generis use for an immersive venue (explained in the application) for a temporary period of 4 years from the date of the opening of the venue, envisaged to be in Q3 2022.

The submission comprises:

- Signed and dated application form;
- Design and Access Statement;
- Drawing Package;
- £462 as payment of the application fee

The King's Cross development was granted Outline Planning Permission by the London Borough of Camden ('LBC') on 22 December 2006 with reference 2004/2307/P. Building P2 was granted Reserved Matters approval on 6th June 2018, with reference

2018/2841/P, for an office building at upper floors, with flexible retail and a theatre at ground floor. The theatre has not yet been occupied, and the proposal within this application is for a temporary use, Sui Generis, for an immersive venue to go into the space that the theatre auditorium will eventually be located, within the building. It is envisaged that this temporary use would be for a period of 4 years from the date of opening of the venue, which is envisaged to be in Q3 2022.

The proposal is set out in detail in the submitted Design and Access statement, prepared by Haworth Tompkins on behalf of the London Theatre Company, who are the operators of both the venue proposed, as well as the theatre that will replace the immersive venue within the building, as approved by the original RM for the building. For the purpose of sustainability and efficiency, the works proposed for this venue will not need to be much altered for the final theatre fit out; the works are mostly as approved within the existing RM approval, with minor changes to facilitate the venue for the length of its life, prior to the installation of the final aspects of the theatre auditorium within the space.

This proposal has been developed through discussion with planning officers at the London Borough of Camden. We trust you have sufficient information to validate and determine this application. If you have any queries or require any further information, please do not hesitate to contact me.

Yours Sincerely,

A handwritten signature in blue ink, appearing to read 'LM', is positioned above the typed name 'Laura Murray'.

Laura Murray

Planning Manager

