

8 October 2021

Laura Hazelton  
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*By email*

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Dear Laura,

**20-23 Greville Street, London EC1N**  
**Use of basement, ground and first floors for Use Class E purposes**

On behalf of our client, SLQR Trustee No.1 Limited and SLQR Trustee No.2 Limited as co-trustees of SLQR Unit Trust No.1, please find enclosed an application for the partial use of the basement, ground and first floors of 20-23 Greville Street for Use Class E purposes.

**Consented use and proposal**

As you will be aware, the original consent under planning ref. 2018/0910/P permitted the use of the basement, ground and first floors of the building for A1/A3 purposes with B1 to the upper floors.

This use was requested by the applicant team upon submission of the application as, at that time, it was expected that a restaurant tenant would occupy the building at basement, ground and first floor levels. However, time has moved on and this is no longer the case.

Since the approval of ref. 2018/0910/P, Use Class E has been introduced by the Town and Country Planning (Use Classes) (Amendment) (England) Regulations 2020, providing flexibility of use within 'E'.

Permission is now sought for the use of the lower floors for Use Class E purposes to allow flexibility in the use of the building and potentially allow for the whole building to be occupied by a single office tenant.

It is noted that the proposal does not impact on the protected affordable jewellery floorspace at basement and ground floor levels. This would remain as intended, and as set out within the S106 Agreement associated with planning ref. 2018/0910/P. There would be no change in floorspace, layout or external appearance as a result of the proposals.

It is our opinion that this use would be possible under permitted development

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one the use of the basement/ground/first floor commenced. However, our applicant would like confirmation of this prior to this point.

In support of the application, we enclose floorplans, as approved, and proposed floorplans, together with duly completed application form and notices and a supporting technical note setting out transport and waste matters concerning the site.

We trust this information is sufficient to process the application. However, if you have any queries or would like to discuss any aspect of the proposals further, please do not hesitate to contact me or my colleague Leanne Williams.

Yours sincerely

For Tibbalds Planning and Urban Design

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Senior Planner

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