

Patrick Marfleet  
Development Management  
Regeneration and Planning  
London Borough of Camden  
Town Hall  
Judd Street  
London  
WC1H 9JE

Date: 19<sup>th</sup> January 2022  
Our reference: I1079870

Dear Patrick,

## **7A,B,C Bayham Street, London, NW1 0EY | Discharge of Condition 9 & 5**

### **Planning Portal Reference: PP-10335008**

We are instructed by our client Camden Lifestyle (UK) Limited, to submit an application to discharge the requirements of Condition 9 and Condition 5 attached to planning permission ref: 2020/5647/P, as approved on 19<sup>th</sup> January 2022. The development approved by this application is as follows:

*"2020/5647/P: Variation of conditions 2 (approved plans), 5 (waste storage), 9 (SUDs), 14 (green roofs and living walls), 24 (bird and bat boxes) and removal of conditions 11 (CHP), 12 (CHP stack) and 16 (greywater recycling) of planning permission 2018/3647/P dated 28/08/2020 (Demolition of existing office buildings (B1) and erection of 5 storey (plus two storey basement) building comprising mixed office (B1) and hotel (C1) use)".*

The following documents are submitted in support of this application:

- Letter from Meinhardt (UK) Ltd
- Ground Floor GA Plan (A-100-100 Rev. P5)
- Back of House Areas – GF Refuse Store (A-200-007 Rev. P1)

### **Condition 9**

Condition 9 reads as follows:

*"Prior to commencement of any development other than works of demolition, site clearance, preparation piling and underpinning, details of a sustainable urban drainage system shall be submitted to and approved in writing by the local planning authority. Such system shall be based on a 1:100 year event with 30% provision for climate change demonstrating 50% attenuation of all runoff. The system shall be implemented as part of the development and thereafter retained and maintained."*

In accordance with the requirements of Condition 9, this application is submitted alongside a letter from Meinhardt (UK) Ltd. The letter includes a surface water discharge rates model, drainage strategy drawings and blue roof extent drawings and proposed surface water micro-drainage calculations.

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## Condition 5

Condition 5 reads as follows:

*“Prior to commencement of any development other than works of demolition, site clearance, preparation piling and underpinning, details of the location, design and method of waste storage and removal including recycled materials, shall be submitted to and approved by the local planning authority in writing. The facility as approved shall be provided prior to the first occupation of any of the new units and permanently retained thereafter.”*

In accordance with the requirements of condition 5, this application is submitted alongside the approved Ground Floor Plan, and proposed Ground Floor Refuse Store Plan. These plans confirm the location, design and method of waste storage and removal.

We trust that the requirements Condition 9 and 5 have been met, and that this pre-commencement condition can now be discharged.

A payment of £116 has been made via the Planning Portal. The Planning Portal reference for this submission is PP-10335008.

We look forward to your confirmation.

Yours faithfully,



Kelly McCann  
**Senior Planner**  
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