



Colette Hatton
Regeneration and Planning
London Borough of Camden
5 Pancras Square
London
N1C 4AG

Ref: 2020/4491/L

23 February 2022

Dear Colette

The Hope Project (KOKO) 1A Camden High Street, NW1 7JE
Discharge of Conditions 4 and 5 pursuant to Listed Building Consent 2020/4491/L

WSP has been instructed by The Hope Lease Ltd. (the applicant) to apply for the approval of details reserved by Conditions 4 and 5 pursuant to Listed Building Consent 2020/4491/L, granted on 30 November 2020. The following conditions are to be discharged:

Condition 4 – Details of Materials

Detailed drawings, or samples of materials as appropriate, in respect of the following, shall be submitted to and approved in writing by the local planning authority before the relevant part of the work is begun:

- a) *Samples of the timber flooring.*
- b) *Details of the reinstated fireplace at ground floor level.*

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy D2 of the Camden 3 Local Plan 2017.

Please refer to:

Condition 4a

- AHA-KKR-PL-399 [-] BF Timber Floor Finishes Plan
- AHA-KKR-PL-400 [-] GF Timber Floor Finishes Plan
- AHA-KKR-PL-401 [-] 1F Timber Floor Finishes Plan
- AHA-KKR-PL-402 [-] 2F Timber Floor Finishes Plan
- AHA-KKR-PL-403 [-] 3F Timber Floor Finishes Plan

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Condition 4b

- AHA-KKR-PL-410 [-] GF Entrance Lobby Fireplace Details

Condition 5 – Seating and Planting to Roof Terrace

Prior to the commencement of works, details of the seating and planting to the roof terrace at first floor level, showing views from street level shall be submitted. The relevant part of the works shall not be carried out otherwise than in accordance with the details thus approved. Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy D2 of the Camden Local Plan 2017.

Please refer to:

- AHA-KKR-PL-411 [-] 1F Terrace Seating & Planting Details

Please find enclosed details of the timber flooring, the reinstated fireplace and seating and planting on the roof terrace. A sample of the flooring has been delivered to the Council offices.

I trust that the information provided is sufficient to discharge both Conditions 4 and 5 of Listed Building Consent 2020/4491/L. However, should you require further information, please do not hesitate to contact me.

Yours sincerely

Kimberley Parry

Kimberley Parry
Principal Planner

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AHA-KKR-PL-411 [-] 1F Terrace Seating & Planting Details