

Application ref: 2022/2949/P  
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Date: 7 October 2022

**Development Management**  
Regeneration and Planning  
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Montagu Evans  
70 St Mary Axe  
London  
EC3A 8BE

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Approval of Details Granted**

Address:  
**15-17 Tavistock Place**  
**London**  
**WC1H 9SH**

Proposal: Details required by condition 9 (hard landscaping) of permission reference 2017/5914/P dated 27/06/18, which was an amendment to permission ref 2015/3406/P dated 27/01/17, for demolition of existing shed buildings (Class D1) and erection of a part single, part two-storey, part three-storey medical research laboratory and higher education facility (Class D1) with basement accommodation (2 floors) and associated plant on roof.

Drawing Nos: PL(00)90 Rev- Mark-up of ground floor plan showing hard landscaping, charcon\_andover\_tds, Fiamma-data.

The Council has considered your application and decided to approve the details.

Informative(s):

- 1 Condition 9 of permission ref 2017/5914/P requires details of all hard and soft landscaping to be submitted and approved.

Officers note that the approved application does not include any soft landscaping works, apart from the living roof that was approved under a separate application. The submitted details therefore relate only to the proposed paving to be installed within the footprint of the site at ground floor level

The proposed reconstituted granite paving setts and hard landscape finishes are considered to be of a high standard and appropriate in terms of their texture, colour and detailing and would ensure a high quality finish to the ground floor entrance, servicing and circulation spaces within the site is achieved. As such, condition 9 can be discharged.

The full impact of the proposed development has already been assessed.

As such, the details are in general accordance with policies A2, A3, D1 and D2 of the Camden Local Plan 2017.

- 2 You are advised that all conditions relating to planning permission reference 2015/3406/P, as amended by 2017/5914/P dated 27/01/2017 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 2021.

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