



GERALDEVE

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Regeneration and Planning
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London Borough of Camden
Town Hall
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08 September 2022

Our ref: GAO/ANE/CHST/ASI/J7623

Your ref: PP-11531971

Dear Sirs,

**Castlewood House (77-91) and Medius House (63-69), New Oxford Street, London, WC1A 1DG
Part-Discharge of Condition 6 (Landscaping) of Planning Permission Ref. 2017/0618/P**

On behalf of our client, Royal London Mutual Insurance Society, we enclose an application to part-discharge Condition 6 of the Planning Permission ref. 2017/0618/P ('the planning permission'). This follows two previous submissions, ref. 2021/0528/P and 2022/2059/P.

Background

The Planning Permission dated 21 December 2017, to which this application for approval of details relates, is for the following development:

"Demolition of existing office building at Castlewood House (Class B1), and erection of an 11 storey office building (Class B1) with retail and restaurant uses (Class A1/A3) at ground floor level; enlargement of existing double basement level and formation of roof terraces and rooftop plant along with associated highways, landscaping and public realm improvement works. Partial demolition of Medius House with retention of the existing façade, and erection of a two storey roof extension including private roof terraces, in connection with the change of use of the building from office (Class B1) and retail (Class A1) to provide 18 affordable housing units (Class C3) at upper floor levels with retain retail use at ground floor level."

The first application to part-discharge condition 6 was submitted on 15 January 2021 for approval of details relating to hard and softworks to the ground floor and roof terraces. This application is currently pending (ref. 2021/0528/P).

The second application to part-discharge condition 6 was submitted on 12 May 2022 for approval of details relating to hard and soft landscaping materials. This application was approved on 06 September 2022 (ref. 2022/2059/P).

Condition 6 – Landscaping

Condition 6 of the planning permission requires the following:

'Prior to the commencement of works above ground floor slab (with the exception of the concrete core), full details of hard and soft landscaping and means of enclosure of all un-built, open areas, including the roof terraces shall be submitted to and approved by the Local Planning Authority. The relevant works shall not be carried out otherwise than in accordance with the details thus approved.'

The details submitted in support of this application relate to the roof terrace planters, landscaping, and furniture.

Application documentation

The following information is submitted via the planning portal:

- Planning Portal application form, prepared by Gerald Eve LLP; and
- Terrace landscaping drawings (x22), prepared by Place.



Please do not hesitate to contact Chloe Staddon [redacted] or Aadam Siddiqui [redacted] of this office should you have any questions or concerns. We look forward to receiving notice of your receipt and validation.

Yours faithfully



Gerald Eve LLP

