

Application ref: 2022/5193/P
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Date: 22 December 2022

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Tibbalds Planning and Urban Design
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Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

20-23 Greville Street
London
EC1N 8SS

Proposal: Post installation plant noise assessment required by condition 15 of planning permission reference 2018/0910/P dated 19/06/2019 for the 'Change of use of existing office (Class B1a) use at basement, ground floor and 1st floor to retail/restaurant (Class A1/A3) use; demolition of existing 5th floor plant room and erection of new 2 storey roof extension for office use; erection of 5 storey rear extension; infill of rear lightwell to create cycle storage and changing facilities at basement level; external alterations including new facade and glazing, and associated works'.

Drawing Nos: Cover letter dated 23 November 2022 and Post installation plant noise assessment by Sandy Brown ref. 21187-R02-B dated 17 March 2022.

The Council has considered your application and decided to grant permission.

Informative(s):

1 Reasons for granting approval

Condition 15 required details of all plant machinery and a noise report to be submitted for approval prior to installation, and for a post installation noise assessment to be carried out to confirm compliance with the noise criteria and whether additional steps are required to be taken to mitigate noise.

Details of plant machinery and a noise report were submitted for approval and granted on 12/10/2021 (under reference 2021/3449/P). The plant has now been installed on site and a post-installation noise assessment has been submitted to fully discharge the condition.

The assessment confirms that when in operation, the plant (with attenuation measures) would comply with the requirements of condition 15, such that the external noise level emitted from plant/machinery/equipment will be lower than the lowest existing background noise level by at least 10dBA at the nearest and/or most affected noise sensitive premises, with all machinery operating together at maximum capacity.

The report has been reviewed by the Council's Environmental Health Officer who confirms it is sufficient to discharge condition 15.

As such, the proposed details are acceptable and would ensure that the amenity of occupiers of the development site/ surrounding premises are not adversely affected by noise from plant/mechanical installations/ equipment in accordance with Policy A4 of the London Borough of Camden Local Plan 2017.

- 2 You are reminded that condition 12 (Air source heat pump details) of planning permission 2018/0910/P dated 19/06/2019 is outstanding. Details have been submitted to discharge the condition and are pending determination.

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



Daniel Pope
Chief Planning Officer