

Application ref: 2023/0288/P
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Date: 28 February 2023

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McLaren Construction
83 Nork Way
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Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:

Kings Cross Central Main Site - Building R8
Development Zone R
London
N1C 4DN

Proposal:

Details required by condition 2a (materials) of planning permission reference 2020/5143/P, as amended by ref 2022/1892/P (Reserved matters relating to Building R8 for the erection of two, 13 storey buildings comprising office space (Class B1) and 72 Social Rented Affordable residential units, as required by conditions 9, 10, 12, 14, 16-22, 24, 27, 28, 31, 33-39, 42, 42A, 43, 45, 46, 48, 49, 50A, 51, 56, 60, 61, 64-67 67 of outline planning permission reference 2004/2307/P granted 22/12/06 (subject to S106 agreement) for a comprehensive, phased, mixed-use development of former railway lands within the King's Cross Opportunity Area).

Drawing Nos: KXC R8 Facade Sample Submission Jan 2023 - Condition 2a
Addendum

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

Informative(s):

- 1 Reasons for granting approval-

The majority of the facing materials for the office and residential buildings were

approved under application reference 2021/5897/P. The current application seeks approval for the glazing of the two buildings as well as the cladding for the external lift/stair core to fully discharge the condition.

The submitted glazing and lift core cladding are considered to be appropriate in design terms and in line with details approved under the original application, ensuring a high quality finish to the buildings would be achieved. Condition 2a can therefore be discharged

The full impact of the proposed development has already been assessed. The proposed details would not have a harmful impact on the appearance of the host building and surrounding area.

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

- 2 You are reminded that conditions 2b, 2c and 3 of planning permission 2020/5143/P, as amended by 2022/1892/P, are outstanding and require details to be submitted and 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



Daniel Pope
Chief Planning Officer