

**LONDON BOROUGH OF CAMDEN  
TOWN AND COUNTRY PLANNING ACT 1990  
SECTION 247  
GREATER LONDON AUTHORITY ACT 1999**

**THE STOPPING UP OF HIGHWAYS  
(LONDON BOROUGH OF CAMDEN) (NUMBER 4) ORDER 2024  
MADE: 12<sup>th</sup> March 2025**

**ETON AVENUE AND AVENUE ROAD: FORECOURT LAND AT 100 AVENUE ROAD**

The London Borough of Camden makes this order in the exercise of its powers under Section 247 of the Town and Country Planning Act 1990 as amended by Section 270 and Schedule 22 of the Greater London Authority Act 1999 and of all other enabling powers: -

The London Borough of Camden authorises the stopping up of the areas of highway described in the First Schedule to this Order and shown on the attached drawing solely in order to enable the development described in the Second Schedule to this Order, to be carried out in accordance with the planning permission, granted under Part III of the Town & Country Planning Act 1990, by the Secretary of State for Communities and Local Government on the 18 February 2016 under reference 2014/1617/P and APP/X5210/W/14/3001616 for the works described in the Second Schedule to this Order.

1. This Order shall come into force on 20 March 2025 and may be cited as the Stopping Up of Highways (London Borough of Camden) (Number 4) Order 2024.
2. This order will not change the rights of any statutory utilities to access and maintain their plant or equipment.

THE COMMON SEAL OF THE MAYOR )  
AND BURGESSES OF THE LONDON )  
BOROUGH OF CAMDEN was hereunto )  
Affixed by Order:- )



*[Handwritten signature]*

.....  
*J. Cruden*

Authorised Signatory

## THE FIRST SCHEDULE

### Areas of highway to be Stopped Up

- Avenue Road and Eton Avenue: Forecourt outside 100 Avenue Road, Swiss Cottage London NW3 3NR as set out below as shown in drawing CA5352/004/B:

Ref. no.	Length (metres)	Width (metres)	Area (m <sup>2</sup> )	Terminal points (see plan)	
				From	To
A	22.55	19.63	154.67	Eton Ave	Avenue Rd.
B	8.44	3.64	28.36	Avenue Road	
C	41.34	3.56	78.17	Avenue Road	
Total Area			261.20		

## THE SECOND SCHEDULE

### The Location

100 Avenue Road, London NW3 3HF

### The Development

Demolition of existing building and redevelopment for a 24 storey building and a part 7 part 5 storey building comprising a total of 184 residential units (Class C3) and up to 1,041sqm of flexible retail/financial or professional or café/restaurant floorspace (Classes A1/A2/A3) inclusive of part sui generis floorspace for potential new London Underground station access fronting Avenue Road and up to 1,350sqm for community use (class D1) with associated works including enlargement of existing basement level to contain disabled car parking spaces and cycle parking, landscaping and access improvements.

**NOTES**

- Do not scale from this drawing.
- This drawing to be read & printed in colour.
- This drawing is for illustrative purposes only.

**KEY:**

- ADOPTED HIGHWAY TO BE STOPPED UP
- PLANNING APPLICATION BOUNDARY
- HIGHWAY BOUNDARY
- TOPOGRAPHICAL SURVEY DEMOLISHED BUILDING LINE

STOPPING UP AREAS	
AREA A	154.67m sq
AREA B	28.36m sq
AREA C	78.17m sq
<b>TOTAL</b>	<b>261.20m sq</b>

**REVISION HISTORY**

Rev	Details	Drawn	Checked	Date
B	Revised stopping up area & existing building line added.	HE	GS	07.11.2024
A	Additional information added.	HE	GS	23.05.2024

Status:  Preliminary  For Approval  For Construction  
 For Information  For Tender  As Built

Client: Regal Avenue Road Limited

Project: 100 Avenue Road Camden

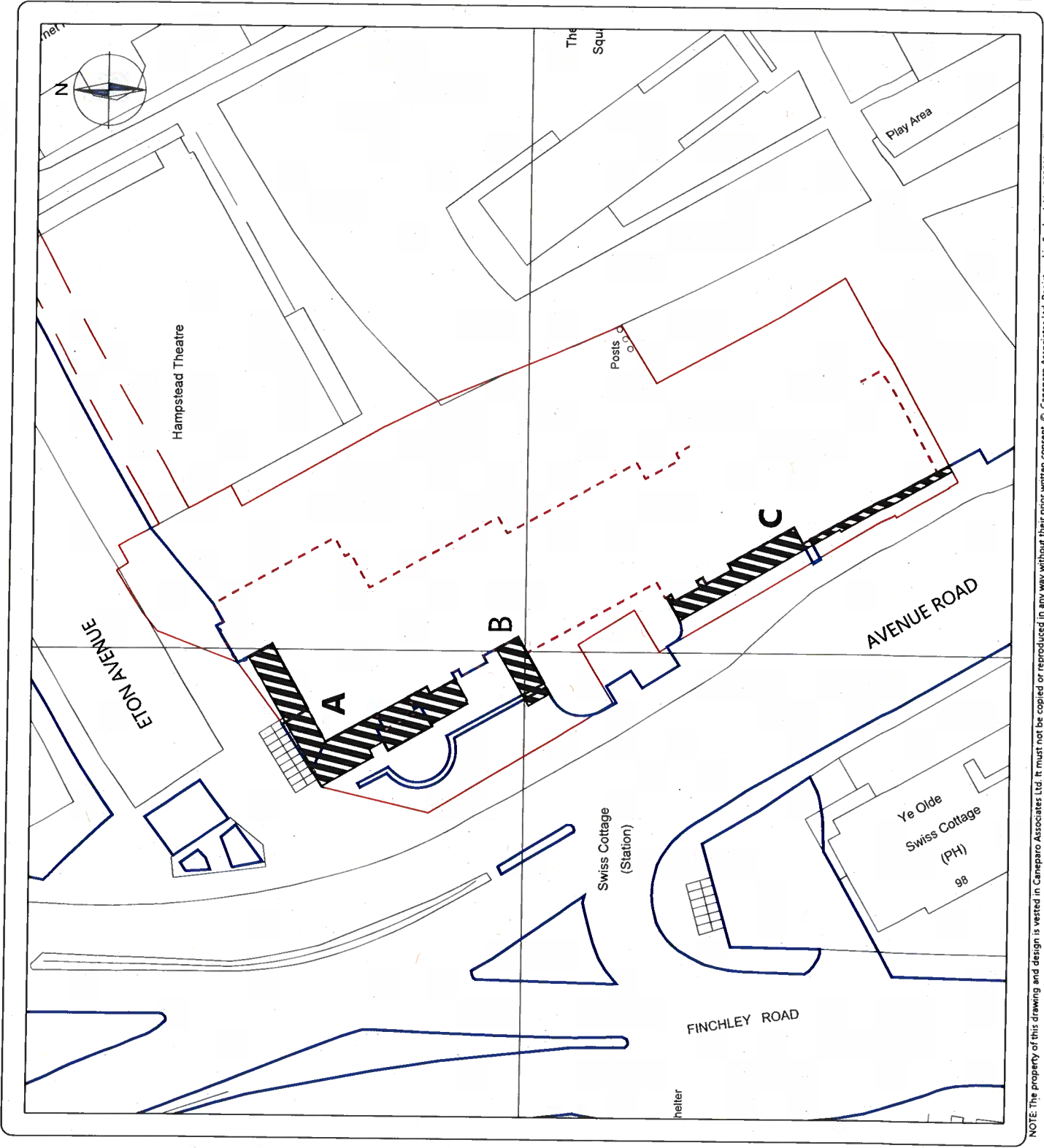
Drawing Title: Stopping Up Plan

Scale: 1:500 Size: A3

Drawn by: HE Checked by: GS Date: 08.04.2024

**CANEPARO ASSOCIATES**  
 Transport Planning & Highway Design  
 21 Little Portland Street • London • W1W 8BT • Tel: 020 3617 8200

Scheme Ref: CA5352 Drawing No: 004 Sheet: 1 of 3 Rev: B



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- PLANNING APPLICATION BOUNDARY
- HIGHWAY BOUNDARY
- TOPOGRAPHICAL SURVEY DEMOLISHED BUILDING LINE

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AREA C	78.17m sq
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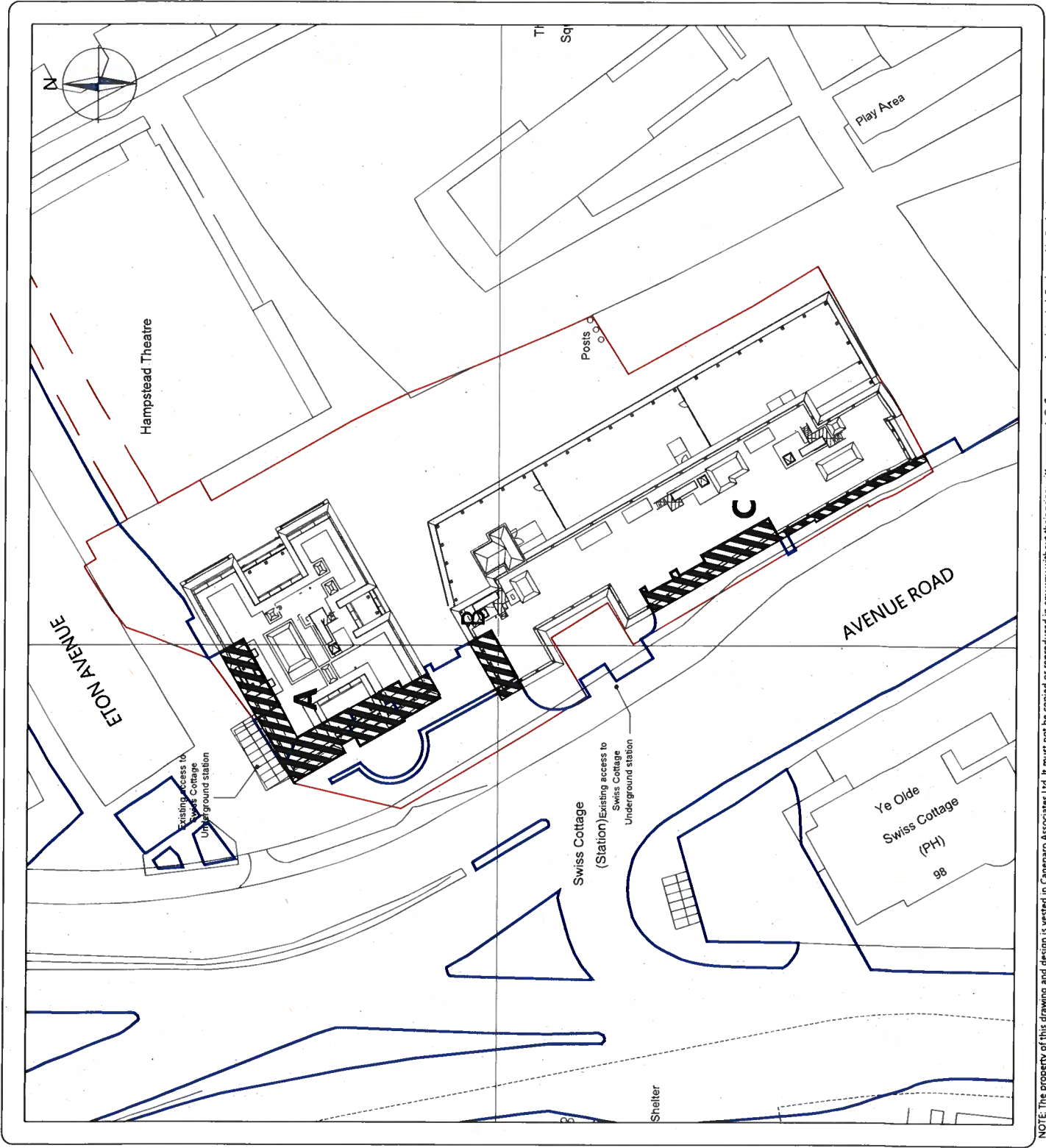
**Drawing Title:** Stopping Up Plan with Proposed Scheme

**Scale:** 1:500 **Size:** A3

**Drawn by:** HE **Checked by:** GS **Date:** 08.04.2024

**Scheme Ref:** CA5352 **Drawing No:** 004 **Sheet:** 3 of 3 **Rev:** B

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