

Other Documents

Please Index As

File Number

Part 1

Part 10

Part 2

Part 11

Part 3

Part 12

Part 4

Part 13

Part 5

Part 14

Part 6

Part 15

Part 7

Part 16

Part 8

Part 17

Part 9

Part 18

Chayne

**PLANNING SERVICES APPLICATION
CONSULTATION SHEET**

APPLICANT:

H.J. Snelgar,
Bachelors,
Laughton,
Lewes,
East Sussex BN8 6BP

2086

Application No:

DPS/DCS/TP/96/1014

Application dated

29/02/96

SITE: 37 OAKLEY STREET,
S.W.3

NATURE OF PROPOSAL:

Erection of single storey rear extension at 3rd floor level. (Renewal of planning permission dated 17th April 1991, Ref. TP/91/0192.

Application complete	08/05/96
Date to be decided by	03/07/96
Date Acknowledged	09/05/96

	Address to be consulted	Letter sent	Reply received	Observations		Decision letter sent
				For	Against	
1	36 OAKLEY STREET, SW3 Flats 1-6					
2	38 " Bsmnt, grd, 1st and 2nd/3rd fls					
3	1 PHENE STREET, SW3 ①					
4	2 " ①					
5	3 " ① & 3A					
6						
7						
8						
9						
10						

14
VMD
13.5.96

CHECK Section 65 certificate/Environmental Impact Statement

CONSULT STATUTORILY (GDO)

- HBMC**
 - Circ. 8/87 (Para. 82) Listed Buildings
 - Circ. 8/87 (Para. 28) Setting of Grade I or II
 - Demolition in Conservation Area
- Demolition Bodies - Circ. 8/87 (para 81)
- Department of Transport
 - Trunk Road - increased traffic
 - Westway etc.
- Neighbouring Local Authority
- Strategic View Authorities
- Department of Environment (Kensington Palace)
- Civil Aviation Authority (over 300)
- Development affecting Theatres (Theatre Trust)
- National Rivers Authority
- Thames Water
- Crossrail Project Team
- LRT - Chelsea/Hackney Line

ADVERTISE

- Effect on CA*
- Setting of Listed Building*
- Works to Listed Building*
- Demolition in CA*
- Departure from DP†
- "Major" Development
- Environmental Assessment†

Note: *Site Notice is required
†Site Notice or Neighbour Notification required (GDO)
A Site Notice will normally be produced if advert requested

If no Site Notice required

OTHER SITE NOTICES

If Site Notice required for case not in above categories

OTHER CONSULTATION

- Police
- L.P.A.C.
- British Waterways Board
- Environmental Health

VMD
13.5.96
①

**PLANNING SERVICES APPLICATION
DRAFT REPORT**

To Planning Applications Committee

To Planning and Conservation Committee

APPLICANT:

H.J. Snelgar,
Bachelors,
Laughton,
Lewes,
East Sussex BN8 6BP

2086

Application No: DPS/DCS/TP/96/1014	Agenda Item	Application dated 29/02/96	Revised date
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SITE: 37 OAKLEY STREET,
S.W.3

<p>NATURE OF PROPOSAL: Erection of single storey rear extension at 3rd floor level. (Renewal of planning permission dated 17th April 1991, Ref. TP/91/0192.</p>	Application complete 08/05/96
	Date to be decided by 03/07/96
	Date Acknowledged 09/05/96

ON BEHALF OF
INTEREST

DISTRICT PLAN PROPOSALS MAP (17)	CONS AREA	CAPS	ARTICLE 4 DIRECTION	LISTED BUILDING	HBMC DIRECTION	A/O CONSULTED	OBJECTORS (TO DATE)
----------------------------------	-----------	------	---------------------	-----------------	----------------	---------------	---------------------

RECOMMENDED DECISION:-

at
as shown on submitted drawing(s) no(s)
applicants drawing(s) no(s)

CONDITIONS/REASONS/ INFORMATIVES



TP961014

09 MAY 1996

S

The Royal Borough of Kensington and Chelsea

Development Control
Technical Information

Address: 37 OAKLEY STREET
CHELSEA SW3

Comp Index Data:

Conserv. Area	HB *	CPO	TPO	Specif. Ind. Area	CSF	LSC No.	PSC	Unsuit. Dip. Use	Area: Local Interest	Area: Local Character	Met. Open Land	ART IV
19	—	—	✓	—	—	—	—	✓	—	—	—	—

Density
Site Area
Habitable rooms proposed
Proposed density

Plot Ratio	
Site Area	
Zoned Ratio	2:1
Floor area proposed	
Proposed Plot Ratio	

Daylighting

Complies / Infringes

Car Parking:

Spaces required:

Spaces provided:

PLANNING AND CONSERVATION

THE TOWN HALL HORNTON STREET LONDON W8 7NX

Executive Director M J FRENCH FRICS Dip TP MRTPI Cert TS

Director of Planning Services

**THE ROYAL
BOROUGH OF****KENSINGTON
AND CHELSEA**

COUNCIL NOTIFICATION OF DEVELOPMENT
THE OCCUPIER
FILE COPY

Switchboard: 0171 - 937 5464

Direct Line:

0171-361 2079/2080

Facsimile: 0171 - 361 3463

Date: 14/05/96

My reference:

Your reference:

Please ask for:

Planning Information Office

DPS/DCS/CT/TP/96/1014

**THIS LETTER INVITES YOU TO COMMENT ON A PLANNING APPLICATION /
LISTED BUILDING APPLICATION WHICH MAY AFFECT YOUR PROPERTY**

Dear Sir/Madam,

The Council has received a planning application for development at a property which is close to yours. The address of that property is set out below, together with brief details of the development for which permission is sought. The Council's Planning Applications Committee, in considering the proposal, will welcome comments, for or against the scheme from those who live in or own property nearby. I should therefore be pleased to know, in writing, if you as the occupier/owner of neighbouring property have any comments.

Address of application property

37 OAKLEY STREET,
S.W.3

Proposal for which permission is sought

Erection of single storey rear extension at 3rd floor level.
(Renewal of planning permission dated 17th April
1991, Ref. TP/91/0192.

Further details are printed overleaf.

Yours Sincerely,

M.J. FRENCH

Executive Director, Planning and Conservation

TOWN AND COUNTRY PLANNING ACTS, 1990

The Council is required by the Secretary of State for the Environment to consider all planning applications expeditiously. Any letter of support or objection should be received as soon as possible within 21 days of the date of this letter, although later objections, if received in time, will be reported to the Council Committee meeting which decides the application. An early response gives the Council's Officers the opportunity to encourage applicants to amend their plans in the light of objections received, and the application may therefore be amended before it is decided. If you cannot formulate your detailed objections within 21 days you should acknowledge this letter so that your interest can be noted.

The reasons for any objection should be clearly stated.

Objections relating to party walls and inconveniences which may be caused by building operations should however be taken up, either by yourself or your professional representative, with the applicant.

All correspondence received will be available to members of the determining Committee when the application is considered.

It must be clearly understood that any comments you may choose to make will be made available to the applicant, his agent and any other interested party, pursuant to the requirements of the Local Government (Access to Information) Act, 1985.

Should there be any tenants in the buildings of other persons likely to be affected by this application, would you please be good enough to bring this letter to their attention.

If you are not the owner of the property to which this notice is addressed will you kindly forward this letter to the owner.

WHERE TO EXAMINE THE PLANS

The plans and/or application details referring to this proposal may be inspected at the Planning Information Office on the 3rd floor at the Town Hall, Hornton Street, W8 7NX, between the hours of 9.00 a.m. and 4.45 p.m., Mondays to Thursdays and 9.00am to 4.15pm Fridays.

Alternatively, copies of all planning applications relating to:

- (a) the Chelsea area can be examined at the Information Office, Chelsea Old Town Hall, King's Road, SW3. Tel. 0171-352 1856.
- (b) the postal areas W10, W11, or W12 can be examined at the Information Office, North Kensington Library, 108 Ladbroke Grove, W11. Tel. 0181-969 2433

Please telephone the Chelsea and Westway offices to check opening times.

Please quote the T.P. reference number on all written replies.

Please note: In the interest of economy, letters in agreement or without objections to the proposals will not be acknowledged.

MEMORANDUM

From: EXECUTIVE DIRECTOR,
PLANNING AND CONSERVATION

To: FOR FILE USE ONLY

My Ref: TP/96/1014/CT

Your Ref:

P.A.X.No. 3260

Date: 13/05/96

DEVELOPMENT

37 OAKLEY STREET, S.W.3

Erection of single storey rear extension at 3rd floor level. (Renewal of planning permission dated 17th April 1991, Ref. TP/91/0192.

Would you please advertise the above development under:-

1. Section 28 (i) (a) of the Town and Country Planning Act, 1971 (development affecting the character or appearance of a Conservation Area or adjoining Conservation Area).

M.J. FRENCH
EXECUTIVE DIRECTOR, PLANNING AND CONSERVATION

THE ROYAL
BOROUGH OF

NOTICE OF A PLANNING APPLICATION

TOWN AND COUNTRY PLANNING ACT 1990
PLANNING (LISTED BUILDINGS AND CONSERVATION AREAS) ACT 1990



KENSINGTON
AND CHELSEA

Notice is hereby given the Royal Borough of Kensington and Chelsea Council have received an application:

(a) for development of land in or adjacent to a Conservation Area.

Details are set out below.

Members of the public may inspect copies of the application, the plans and other documents submitted with it at:

The Planning Information Office, 3rd Floor, The Town Hall, Hornton Street, W8 7NX between the hours of 9.15 and 4.45 Mondays to Thursdays and 9.15 to 4.30 Fridays;

For applications in the Chelsea area: The information Office, Chelsea Old Town Hall, Tel. 0171-352-1856.

For postal areas W10, W11, and W2: The Advisory Service Office, The Information and Aid Centre, 140 Ladbroke Grove, W10 (under Westway, opposite Ladbroke Grove Tube Station), Tel. 0181-969-2433

Anyone who wishes to make representations about this application should write to the Executive Director of Planning and Conservation at the Town Hall (Department 705) within 21 days of the date of this notice.

SCHEDULE

Reference: TP/96/1014/CT

Date: 17/05/96

Large post

37 OAKLEY STREET,
S.W.3

Erection of single storey rear extension at 3rd floor level. (Renewal of planning permission dated 17th April 1991, Ref. TP/91/0192.

APPLICANT H.J. Snelgar.



RBKC
District Plan Observations
CONSERVATION AND DESIGN

Address <i>37, Oakley Street</i>	Appl. No. <i>96/1014/CT</i>	L.B. -	C.A. <i>19</i>	N C S ✓
Description <i>Renewal of application for rem extension at 3rd floor level</i>	Code <i>X</i>			

no objection.

A.

24/5796

PLANNING AND CONSERVATION

THE TOWN HALL HORNTON STREET LONDON W8 7NX

Executive Director M J FRENCH FRICS Dip TP MRTPI Cert TS

Mrs Angela Snelgar
Bachelors Farm
Laughton
Lewes
East Sussex BN8 6BP

Switchboard: 0171-937 5464
Extension: 3260
Direct Line: 0171-361 3260
Facsimile: 0171-361 3463

31 May 1996

**THE ROYAL
BOROUGH OF**



**KENSINGTON
AND CHELSEA**

My reference: **DPS/DCS/CT/TP** Your reference:
/96/1014

Please ask for: **Mr Turner**

Dear Madam

**Town and Country Planning Act, 1990
37 Oakley Street, London SW3**

I refer to your current application for the renewal of planning permission at the above property.

I would be grateful if you could contact my assistant, Mr Turner, on the above extension to arrange a mutually convenient time for a site visit so that he will be able to assess your proposal.

Yours faithfully

Bruce Coey
Area Planning Officer
for Executive Director of Planning and Conservation

Site visit 12/6/16

● 37 Oakley Rd St

FL/1447

4 storey building - flat

Red brick on front & side

- ~~current~~ present near exterior 3 storey =>
proposal - ↑ by 1 storey.

- Red brickwork design - 'arts & crafts motif'
unaffected by proposal

precedents

36 - similar exterior 3½ stories => not quite as high as proposal

38 - similar 4 storey to exterior...

impact necessary prop

- none → N=36 not affected as exterior increased by existing 3½ storey exterior in N=36

DELEGATED REPORT

Address

37 Oakley St, Chelsea, London SW3

Reference

BPS/DCS/TP/96/1014

Conservation Area

19

Listed Building ~~Yes~~/No

Type of Application

Planning Permission/Approval of Materials/Variation of Condition/Listed Building Consent/Conservation Area Consent

Type of Development

Residential Extension

Roof

Rear

Storeys 3rd floor level

Side

Front

Garden

Residential Alterations

Residential Conversion

From

To

Other

Shopfront

Non-Residential Extension

Listed Building Demolition

whole

part

Listed Building Alterations

Unlisted Building - Demolition

whole

part

continued

D4/51(a)

Objections (withdrawn etc.) (incl. internal - Design, Policy, Transportation etc.)

Who _____

Overcome by Amendment/Withdrawn/Not Relevant/Other _____

Existing

Issues/Policy/Precedent/Conditions/Third Schedule

See Del Report
DPS/DCS/96/TP/1014

Standards

satisfactory

- Light
- Privacy
- Room Sizes
- Parking
- Trees

HBMC Direction/Obs.

- Obs. Rec'd
- Direction Rec'd
- Consultation Expired

GRANT/APPROVE

subject to conditions

Informatives

Report by

C. Turner

Date

27/6/96

Agreed

B286 AS

DELEGATED REPORT

ADDRESS: 37 Oakley Street, SW3

REFERENCE: TP/96/1014

RECOMMENDATION: **Grant Planning Permission**

Consultations:

14 adjacent occupiers were consulted. No objections to the proposal from any adjoining occupiers.

Proposal:

Renewal of planning permission granted 17 April 1991, TP/91/0192. The erection of a single storey rear extension at 3rd floor level.

Site:

The site is a four story building converted into flats that lies on the corner of Oakley St and Phene St. The site lies within the Cheyne Conservation Area.

Relevant Policies:

CD 41 of the UDP sets out specific policies for rear extensions.
CD48, CD49 and CD52 ensure that any development preserves or enhances the character of the Conservation Area.

Considerations:

The impact of the proposal on the daylight, outlook and privacy of the adjacent property, 36 Oakley Street, will be minimal as its windows will be screened by its existing 3 ½ storey extension.

The Design Officer does not object to the proposal. The proposal is sympathetic to the building and will preserve the appearance of the conservation area.

The red brick 'arts and crafts' motif located on the 3rd floor rear elevation will be unaffected by the proposal.

AO
9/7

**THE ROYAL BOROUGH OF KENSINGTON AND CHELSEA
MEMORANDUM – SECTION 101 – LOCAL GOVERNMENT ACT, 1972**

To: Chief Administrative Officer (Planning)
From: THE DIRECTOR OF PLANNING SERVICES
Our Ref: DPS/DCS/TP/96/1014

Date: 10/7/96
~~27/6/96~~

1M

Delegated Case No:
T.P. 96/1014/m

Applicant: HJ SNELGAR, BACHELORS, LAUGHTON,
LEWES, EAST SUSSEX BN8 6BP

Applicant Dated: 29/2/96 complete 8/5/96

This is not
A Listed Building

Address: 37 OARLEY ST, CHELSEA, LONDON, SW3

684

This application is for a class of development to be determined under powers delegated to me by the Council on 21st July, 1976, and/or by the Town Planning Committee 6th November, 1979, and/or by the Town Planning Committee on 18th March 1986, 23rd May 1988 and 8th January 1990 and is not such as I wish to refer to the Planning Application Committee. No relevant planning objections have been received.

- | | |
|---|---|
| Class (i) - 8th Schedule development | Class (vi) - listed building consent for above Classes. |
| Class (ii) - shop fronts | Class (vii) - approval of facing materials. |
| Class (iii) - conversion from nons/c dwellings etc. | Class (viii) - grant of planning permission for a change from one kind of non-residential use except where this would involve the loss of a shop use. |
| Class (iv) - amendments as required by T.P. Committee | |
| Class (v) - above classes after D.P. Committee agree | |
| | Class (ix) - grant permission licence or no objection under Sections 73, 74, 138, 143, 152, 153, 177 & 180 of the Highways Act 1980 |

Consent under T&C.P. Control of Advertisement Regulations 1984-90; incl. refusal of consent for Reg. 15 applications.

DELEGATE APPROVAL
Class (x) 10 JUL 1996

Crossover under S. 108 of the Highways Act 1980

Description of proposed development/Brief comment

Erection of single storey rear extension at 3rd floor level. (Renewal of planning permission dated 17th April 1991. Ref TP/91/0192)

Recommended Decision: Grant Planning Permission

Submitted drawing(s) No.

TP/96/1014

Applicant's drawing(s) No.

752/01 ; 752/02 A

Conditions ① C1 ② C68 ③ C71

Reasons

① R1 ② R68 ③ R72

Informatives

I9, J10, I11

I hereby determine and grant/refuse this application (subject to HBMC direction/Historic Building authorisation) under the powers delegated to me by the Council, subject to the condition(s) indicated above imposed for the reason(s) appearing thereunder, or for the reasons stated.

M. Penderas
Director of Planning and Conservation

1529-6
Area Planning Officer

Director of Planning Services

Buckley,
Laughton,
Lewes,
East Sussex.

£80.00
1020071

TP/BC

RECEIVED BY PLANNING SERVICES				
DC N	DC C	DC S	E	Ag App
12 MAR 1996 57				
Exec Dir		Records	A.F.D	Un Des
Appeals Office	10	Fees Officer	Forward Plan	Head DC

R.B.K.C. TOWN PLANNING
APPLICATION
COMMITTEE

8 MAY 1996

Dear Sir,

re:

I would like to extend this planning permission, please I had hoped to do the work last summer but was unable to get permission from the owner of the basement to examine the foundations. I need to make this examination prior to starting.

I am hoping to start this summer.

Thank you,

Higgely

H. J. SWELGAR

1/10

For 37, OAKLEY STREET
LONDON S.W.3 S.W.7

Erection of a single storey rear extension at third floor level. (Renewal of planning permission dated 17th April 1991 reference TP/91/0192.

Buckley,
Laughton,
Lewes,
East Sussex.

TP/BC

£80.00
1020071

BN8 6BP

RECEIVED BY PLANNING SERVICES				
DC N	DC C	DC S	E	Ad Act
12 MAR 1996			57	
Exec Dir		Records	A.F.D	Con Des
Appeals Office	10	Fees Officer	Forward Plan	Head DC

RBK.C. TOWN PLANNING APPLICATION COMPLETE
8 MAY 1996

Dear Sir,

re:

I would like to extend this planning permission, please I had hoped to do the work last summer but was unable to get permission from the owner of the basement to examine the foundations. I need to make this examination prior to starting.

I am hoping to start this summer.

Thank you,

H. J. Swelgar

H. J. SWELGAR

1/10

For 37, OAKLEY STREET
LONDON S.W.3 SW7

Erection of a single storey rear extension at third floor level. (Renewal of planning permission dated 17th April 1991 reference TP/91/0192.