
PLANNING AND CONSERVATION

THE TOWN HALL HORNTON STREET LONDON W8 7NX

Executive Director M J FRENCH FRICS Dip TP MRTPI Cert TS

Mark Panter,
Panter Hudspith Architects,
235 Southwark Bridge Road,
London
SE1 6NP

Switchboard: 020-7937-5464
Direct Line: 020-7361-2734
Extension: 2734
Facsimile: 020-7361-3463



**KENSINGTON
AND CHELSEA**

4 AUG 2004

My Ref: LB/04/01469/CLBA
Your Ref:

Please ask for: North Area Team

Dear Sir/Madam,

PLANNING (LISTED BUILDING AND CONSERVATION AREAS) ACT 1990- SECTION 7
WORKS OF BUILDINGS OF SPECIAL ARCHITECTURAL OR HISTORIC INTEREST
(DL1)

The Borough Council, hereby consents to the works to the Listed Buildings referred to in the under-mentioned schedule, subject to the conditions set out therein and in accordance with the plans submitted, save insofar as may otherwise be required by the said conditions. Your attention is drawn to the enclosed Information Sheet.

SCHEDULE

DEVELOPMENT: Erection of replacement external signage and canopy cladding.

SITE ADDRESS: The Gate Cinema, 87 Notting Hill Gate, London, W11 3JZ

RBK&C Drawing Nos: LB/04/01469 LB/04/01469/A

Applicant's Drawing Nos: SK/01, 02, 03, 04, 05/A, 06 and facsimile received on 02/08/2004.

Application Dated: 28/06/2004

Application Completed: 29/06/2004

Application Revised: 22/07/2004

**FULL CONDITION(S), REASON(S) FOR THEIR IMPOSITION AND INFORMATIVE(S)
ATTACHED OVERLEAF**



CONDITION(S) AND REASON(S) FOR THEIR IMPOSITION

- 1. The works hereby permitted shall be begun before the expiration of five years from the date of this consent. (C201)**
Reason - As required by Section 18 of the Planning (Listed Buildings and Conservation Areas Act) 1990, to avoid the accumulation of consents. (R201)
- 2. The works hereby permitted shall be carried out in their entirety exactly and only in accordance with the drawings, and other particulars, forming part of the Consent, and there shall be no variation therefrom without the prior written approval of the Executive Director, Planning and Conservation. (C205)**
Reason - In order to safeguard the special architectural or historic interest of the building. (R205)
- 3. All new works and works of making good to the retained fabric, whether internal or external, shall be finished to match the adjacent work with regard to the methods used and to colour, material, texture, and profile. (C206)**
Reason - In order to safeguard the special architectural or historic interest of the building. (R206)
- 4. Notwithstanding approved plan SK/03, the double sided projecting sign on the Notting Hill Gate elevation shall be illuminated in the manner indicated on plan SK/05A.**
Reason - In order to safeguard the special architectural or historic interest of the building. (R206)

INFORMATIVE(S)

1. You are reminded that no work should commence on implementing this Listed Building Consent until all matters, samples, and details reserved by Condition have been submitted and approved by this Authority. It is an offence to carry out work to a Listed Building unless all such Conditions have been complied with. This Council will use its Enforcement powers, including use of Breach of Condition Notices or Prosecution, to ensure compliance with Conditions and prevent harm to the special historic character and historic interest of Listed Buildings. You are advised that there is currently a maximum fine of £20,000 if the offence is dealt with summarily, but if the offence is dealt with by indictment the fine is unlimited. (I10A)
2. This property is within a Conservation Area. Building works should, therefore, be completed with great care. External facing work and detailed treatment should be finished in a manner sympathetic to the existing building. If there is any doubt about the way in which work should be carried out, you should consult the Directorate of Planning Services. (Tel. No. 020-7361-2465) (I11)

Erection of replacement external signage and canopy cladding.

SUMMARY OF REASONS FOR DECISION

You are advised that this application was not considered to harm the special architectural character or historic interest of the listed building, and as such complied with Policies CD65 and CD66 of the Unitary Development Plan and national guidance.

Policy CD65 to resist demolition works to Listed Buildings

Policy CD66 to resist alterations to Listed Buildings.

The formal observations of the Council's Conservation and Design Officer are set out below:

"The Gate Cinema was opened in 1911 but substantially rebuilt in parts during road widening 1962. The Notting Hill Gate and Farmer Street elevations form part of the rebuilt area which is a steel framed 1960s modernist building and makes little contribution to the listing of the building.

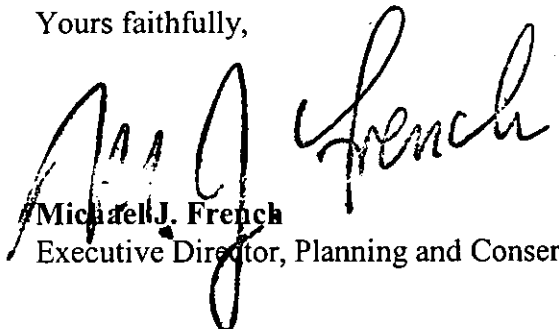
The proposal is to replace the existing signage and readograph which make little contribution to the listed building. The large internally illuminated projecting sign on the Notting Hill Gate elevation will be replaced with one of a slightly smaller size (although the scale on plan SK/05A is incorrectly shown at 1:100 instead of 1:10) but will be illuminated in a more subtle manner.

The readograph is to be reduced in height but will cover the entire canopy in a more responsive manner to the canopy than the existing arrangement.

The proposed works are not deemed to harm the special interest of the listed building."

The full report is available for public inspection at the Planning Information Office, Room 325, Town Hall, Hornton Street, London, W8 7NX.

Yours faithfully,


Michael J. French
Executive Director, Planning and Conservation