

PLANNING SERVICES APPLICATION

CONSULTATION SHEET

APPLICANT:

Building Safety Consultants,
7 Wentworth Close,
Ditton Hill, Long Ditton,
Surrey,
KT6 5DY

CHSE

APPLICATION NO: PP/00/02787

APPLICATION DATED: 05/12/2000

DATE ACKNOWLEDGED: 6 December 2000

APPLICATION COMPLETE: 06/12/2000

DATE TO BE DECIDED BY: 31/01/2001

SITE: 154 Pavilion Road, London, SW1X0AX

PROPOSAL: Render existing brickwork facade to residential property.

ADDRESSES TO BE CONSULTED

- 1.
- 2. 150 + 152 + 201-207 (odd) Pavilion Road
- 3.
- 4. 6 Cadogan Gate
- 5.
- 6.
- 7.
- 8.
- 9.
- 10.
- 11.
- 12.
- 13.
- 14.
- 15.

7



CONSULT STATUTORILY

- HBMC Listed Buildings
- HBMC Setting of Buildings Grade I or II
- HBMC Demolition in Conservation Area
- Demolition Bodies
- DoT Trunk Road - Increased traffic
- DoT Westway etc.;
- Neighbouring Local Authority
- Strategic view authorities
- Kensington Palace
- Civil Aviation Authority (over 300')
- Theatres Trust
- The Environment Agency
- Thames Water
- Crossrail
- LRT/Chelsea-Hackney Line

ADVERTISE

- Effect on CA
- Setting of Listed Building
- Works to Listed Building
- Departure from UDP
- Demolition in CA
- "Major Development"
- Environmental Assessment
- No Site Notice Required
- Notice Required other reason
- Police
- L.P.A.C
- British Waterways
- Environmental Health
- GLA
- Govt Office for London

✓
BAC
8/12

DEVELOPMENT CONTROL

TECHNICAL INFORMATION

ADDRESS 154 Pavilion Rd.

154 PAVILION ROAD

POLLING DISTRICT RA.
PP002787

THE ROYAL BOROUGH OF



KENSINGTON AND CHELSEA

- | | | | |
|-----|--|--------|--|
| HB | Buildings of Architectural Interest | LSC | Local Shopping Centre |
| AMI | Areas of Metropolitan Importance | AI | Sites of Archeological Importance |
| MDO | Major Sites with Development Opportunities | SV | Designated View of St Paul's from Richmond |
| MOL | Metropolitan Open Land | SNCI | Sites of Nature Conservation Importance |
| SBA | Small Business Area | REG 7 | Restricted size and use of Estate Agent Boards |
| PSC | Principal Shopping Centre (Core or Non-core) | ART IV | Restrictions of Permitted Development Rights |

Conservation Area	HB	CPO	TPO	AMI	MDO	MOL	SBA	Unsuitable for Diplomatic use	PSC		LSC	AI	SV	SNCI	REG 7	ART IV	
									C	N							
14A.																	

	Within the line of Safeguarding of the proposed Chelsea/Hackney underground line
	Within the line of Safeguarding of the proposed Eastwest/Crossrail underground line

Density	
Site Area	
Habitable rooms proposed	
Proposed Density	

Plot Ratio	
Site Area	
Zoned Ratio	
Floor Area proposed	
Proposed Plot Ratio	

Daylighting	Complies	
	Infringes	

Car Parking	Spaces required	
	Spaces proposed	

Notes:

Royal Borough of Kensington and Chelsea
GGP Point in Polygon Search Results
Corporate Land and Property Gazetteer

6	Cadogan Gate	SW1X0AU
150	Pavilion Road	SW1X0AX
152	Pavilion Road	SW1X0AX
154	Pavilion Road	SW1X0AX
201	Pavilion Road	SW1X0BJ
203	Pavilion Road	SW1X0BJ
205	Pavilion Road	SW1X0BJ
207	Pavilion Road	SW1X0BJ

Total Number of Properties Found ~~8~~ 7

MEMORANDUM

TO: FOR FILE USE ONLY

**From: EXECUTIVE DIRECTOR
PLANNING & CONSERVATION**

My Ref: PP/00/02787/ALS

CODE A1

Room No:

Date: 8 December 2000

DEVELOPMENT AT:

154 Pavilion Road, London, SW1X0AX

DEVELOPMENT:

Render existing brickwork facade to residential property.

The above development is to be advertised under:-

1. Section 73 of the Planning (Listed Buildings and Conservation Areas) Act 1990 (development affecting the character or appearance of a Conservation Area or adjoining Conservation Area)

M.J. French

Executive Director, Planning & Conservation

PLANNING AND CONSERVATION

THE TOWN HALL HORNTON STREET LONDON W8 7NX

Executive Director M J FRENCH FRICS Dip TP MRTPI Cert TS

THE ROYAL
BOROUGH OF



KENSINGTON
AND CHELSEA

The Occupier
File Copy
File
File

Switchboard: 020-7937-5464

Extension: 2079/2080

Direct Line: 020-7361- 2079/2080

Facsimile: 020-7361- 3643

Date: 8 December 2000

My reference:

Your reference:

Please ask for:

My Ref: DPS/DCSE/PP/00/02787/ALS

Planning Information Office

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990

Proposed development at: 154 Pavilion Road, London, SW1X0AX

Brief details of the proposed development are set out below. Members of the public may inspect copies of the application, the plans and any other documents submitted with it. The Council's Planning Services Committee, in considering the proposal, welcomes comments either for or against the scheme. Anyone who wishes to make representations about the application should write to the Council at the above address **within 21 days** of the date of this letter. Unfortunately, the Council does not have the resources to advise objectors of the Committee date, and you should telephone for further information.

Proposal for which permission is sought

Render existing brickwork facade to residential property.

Applicant Mrs. M. Brachetti-Peretti, 154 Pavilion Road, London, S.W.1

Yours faithfully,

M. J. FRENCH

Executive Director, Planning and Conservation

WHAT MATTERS CAN BE TAKEN INTO ACCOUNT

When dealing with a planning application the Council has to consider the policies of the Borough Plan, known as the Unitary Development Plan, and any other material considerations. The most common of these include (not necessarily in order of importance):

- The scale and appearance of the proposal and impact upon the surrounding area or adjoining neighbours;
- Effect upon the character or appearance of a Conservation Area;
- Effect upon the special historic interest of a Listed Building, or its setting;
- Effect upon traffic, access, and parking;
- Amenity issues such as loss of Sunlight or daylight, Overlooking and loss of privacy, Noise and disturbance resulting from a use, Hours of operation.

WHAT MATTERS CANNOT BE TAKEN INTO ACCOUNT

Often people may wish to object on grounds that, unfortunately, cannot be taken into account because they are not controlled by Planning Legislation. These include (again not in any order of importance):

- Loss of property value;
- Private issues between neighbours such as land covenants, party walls, land and boundary disputes, damage to property;
- Problems associated with construction such as noise, dust, or vehicles (If you experience these problems Environmental Services have some control and you should contact them direct);
- Smells (Also covered by Environmental Services);
- Competition between firms;
- Structural and fire precaution concerns; (These are Building Control matters).

WHAT HAPPENS TO YOUR LETTER

Planning applications where objections have been received are presented to the Planning Services Committee which is made up of elected Ward Councillors. Planning Officers write a report to the Committee with a recommendation as to whether the application should be granted or refused. Letters received are summarised in the report, and copies can be seen by Councillors and members of the public including the applicant. The Councillors make the decisions and are not bound by the Planning Officer's recommendation. All meetings of the Committee are open to the public.

If you would like further information, about the application itself or when it is likely to be decided, please contact the Planning Department on the telephone number overleaf.

WHERE TO SEE THE PLANS

Details of the application can be seen at the Planning Information Office, 3rd floor, Town Hall, Hornton Street W.8. It is open from 9am to 4.45pm Mondays to Thursdays (4pm Fridays). A Planning Officer will always be there to assist you.

In addition, copies of applications in the Chelsea Area (SW1, SW3, SW10) can be seen at The Reference Library, Chelsea Old Town Hall, Kings Road SW3 (020 7361 4158), for the Central Area (W8, W14, SW5, SW7) can be viewed in the Central Library, Town Hall, Hornton Street, W.8. and applications for districts W10, W11 and W2 in the North of the Borough can be seen at The Information Centre, North Kensington Library, 108 Ladbroke Grove, London W11 (under the Westway near Ladbroke Grove Station 020 7727-6583). Please telephone to check the opening times of these offices.

If you are a registered disabled person, it may be possible for an Officer to come to your home with the plans. Please contact the Planning Department and ask to speak to the Case Officer for the application.

PLEASE QUOTE THE APPLICATION REFERENCE NUMBER ON YOUR REPLY

REASON FOR DELAY

CASE NO. PP/00/2787

This case has been identified as a "Target" application, which has the target for being passed through to the Head of Development Control within 6 weeks of the date of completion.

In the case of this application, there has been a delay of.....

I have been unable to pass through the case within the target period for the following reason(s) [*highlight as necessary*]

- 1) Delays due to internal Consultation (i) Design
[*highlight one or all*] (ii) Transportation
(iii) Policy
(iv) Environmental Health
(v) Trees
(vi) Other
- 2) Further neighbour notification/external consultation necessary (spread or time period)
- 3) Awaiting Direction from English Heritage/other EH delays...
- 4) Revisions requested, but not received in time
- 5) Revisions received but inadequate
- 6) Revisions received but reconsultation necessary
- 7) Of the Committee cycle
- 8) Applicant's instruction
- 9) OTHER REASON.....

Signed..... (Case Officer)

154 Pavilion Rd

Hand Tom One Area

This is in a road
where most of props
are rendered in
different ~~colors~~
colors or painted brickwork.
Present building has
a painted finish

Doesn't say what
color or form or
letter

Not want to show letters
to windows

SU

Tues 19th Dec

Not been up 2.15pm
but discussed the things
on phone

→ to panel to reuse



RBKC District Plan Observations CONSERVATION AND DESIGN

Address 152f, Pavilion Rd, SW1.	Appl. No. <i>PPS</i> PP/00/02787	L.B.	C.A. 14A	N C S
Description <i>Lower existing brickwork facade.</i>	Code			

Brief site inspection, 13. December. 00.

The majority of the houses lower in Pavilion Rd are unrendered, & retain their original architectural details.

No. 150 Pavilion Rd, is one of the least successful renovations, in that it appears as a small townhouse, with rendering, decorative balconette, & the loss of the earlier doors & windows.

No 154, while partially altered, still retains the brickwork at ground floor level, the original window openings & the unrendered brick & cobbled set. After alteration, such as rendering over original brickwork is strongly resisted.

At present, the property could be sensitively restored, but future works of un sympathetic alteration will cumulatively harm the appearance of the building - of the new

development as a group. Ref. VDP. 4.18
CD 47

Strong objections. *PPS* 15. 12. 00

NOTICE OF A PLANNING APPLICATION



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

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

**KENSINGTON
AND CHELSEA**

(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 Reference Library, Chelsea Old Town Hall, Tel. 0171-361-4158.

For postal areas W10, W11 and W2: The 1st floor, North Kensington Library; 108 Ladbroke Grove, W11, Tel. 0171-727-6583.

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

SCHEDULE

Reference: PP/00/02787/ALS

Date: 15/12/2000

154 Pavilion Road, London, SW1X0AX

Render existing brickwork facade to residential property.

APPLICANT Mrs. M. Brachetti-Peretti,

Lain type
AS 15/12
exp 5/1

154 Pavilion Road
London SW1

Photograph 1

DELEGATED
16 JAN 2001
REFUSAL

R.B.K. & C.
TOWN PLANNING
- 6 DEC 2000
RECEIVED



Photograph 2



154 Pavilion Road
London SW1

Photograph 3

R.B.K. & C.
TOWN PLANNING
- 6 DEC 2000
RECEIVED



Photograph 4

