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**PLANNING AND CONSERVATION**

**THE TOWN HALL, HORNTON STREET, LONDON W8 7NX**

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Executive Director M J FRENCH FRICS Dip TP MRTPI Cert TS

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Andrews Downie & Partners,  
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**KENSINGTON  
AND CHELSEA**

**19 JAN 2001**

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My Ref: PP/00/02803/CHSE  
Your Ref: CHBD

Please ask for: North Area Team

Dear Sir/Madam,

**TOWN AND COUNTRY PLANNING ACT 1990**

**TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT ORDER 1988**

**Permission for Development (Conditional) (DP1)**

The Borough Council hereby permit the development referred to in the under mentioned schedule subject to the conditions set out therein and in accordance with the plans submitted, save in so far as may otherwise be required by those plans or by the said conditions. Your attention is drawn to the enclosed information sheet.

**SCHEDULE**

**DEVELOPMENT:** Erection of a conservatory at rear ground floor level.

**SITE ADDRESS:** 23 Ladbrooke Square, London, W11 3NB

**RBK&C Drawing Nos:** PP/00/02803/A, PP/00/02803/C and PP/00/02803/D

**Applicant's Drawing Nos:** 3155/01 (received 13.12.00), 3155/02 (received 17.01.01),  
3155/03B and 3155/04B

**Application Dated:** 05/12/2000

**Application Completed:** 06/12/2000

**Application Revised:** 13/12/2000, 17/01/2001 and 18/01/2001

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

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

1. **The development hereby permitted shall be begun before the expiration of five years from the date of this permission. (C001)**

*Reason - As required by Section 91 of the Town and Country Planning Act 1990, to avoid the accumulation of unexercised Planning Permissions. (R001)*

2. **The development hereby permitted shall be carried out exactly and only in accordance with the drawings and other particulars forming part of the permission and there shall be no variation therefrom without the prior written approval of the Local Planning Authority. (C068)**

*Reason - The details are considered to be material to the acceptability of the proposals, and for safeguarding the amenity of the area. (R068)*

3. **The conservatory hereby permitted shall be timber framed, painted a colour to be approved by the Executive Director, Planning and Conservation, in writing, and so maintained.**

*Reason - To preserve and enhance the character and appearance of the Conservation Area. (R072)*

4. **Full particulars of the following shall be submitted to and approved in writing by the Executive Director, Planning and Conservation before the development hereby permitted commences and the development shall not be carried out otherwise than in accordance with the details so approved:**

(a) **sections through the roof and rear face of the proposed conservatory.**

**(C011)**

*Reason - The particulars hereby reserved are considered to be material to the acceptability of the development, and the Local Planning Authority wishes to ensure that the details of the development are satisfactory. (R011)*

5. **The framing/glazing bars to the proposed conservatory roof shall align with the frame of the rear face of the conservatory, giving a total of five panes/ glazed panels.**

*Reason - To preserve and enhance the character and appearance of the Conservation Area. (R072)*

**INFORMATIVE(S)**

1. Conditional Planning Permission is hereby granted for the development as shown on the approved drawings. Any alteration to the approved scheme, resulting from the requirements of the Building Regulations or for any other reason, may require further permission. You are advised to consult the Directorate of Planning Services before work commences if this is the case. (I09)
2. Your attention is drawn to the Conditions of this Permission and to the Council's powers of enforcement, including the power to serve a Breach of Condition Notice under the Town and Country Planning Act 1990, as amended. (I10)
3. Separate approval for the works hereby granted planning permission may be required by the Building Act 1984 and the Building Regulations 1991, and the grant of planning permission does not imply that such approval will be given. The Director of Building Control, Town Hall, Hornton Street, W8 7NX should be consulted before works commence. (I21)
4. Demolition and building works are subject to the Environmental Protection Act, 1990, and appropriate controls over methods, screening, and protection of site, noise, or hours of work, may be imposed by the Council. You are advised to consult the Director of Environmental Health, Council Offices, 37 Pembroke Road, W8 6PW at an early stage. (I30)
5. 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. (I11)
6. You are advised that a number of relevant policies of the Unitary Development Plan were used in the determination of this case, in particular, Policies CD25, CD28, CD30, CD42, CD52 and CD53. (I51)

Yours faithfully,



**Michael J. French**  
Executive Director, Planning and Conservation