

PLANNING AND CONSERVATION

THE TOWN HALL HORNTON STREET LONDON W8 7NX

45

**THE ROYAL
BOROUGH OF**

Executive Director M J FRENCH FRICS Dip TP MRTPI Cert TS



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**KENSINGTON
AND CHELSEA**

16 JUN 2000

My Ref: PP/99/02507/CHSE/50/576
Your Ref: 9864

Please ask for: South East Area Team

Dear Sir/Madam,

FILE COPY

TOWN AND COUNTRY PLANNING ACT 1990

TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT ORDER 1988

Permission for Development (Conditional) (DPI)

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 rear extensions, alterations and replacement of front basement window.

SITE ADDRESS: 27 Royal Avenue, Chelsea, SW3 4QE

RBK&C Drawing Nos: PP/99/02507, PP/99/02057/A and PP/99/02057/B

Applicant's Drawing Nos: Surveys:001, 002, 003, 004, 005, 006, 021, 041, 042, 043, Proposed: P300/B, P301/B, P302/B, P303/A, P304/A, P340/B, P341A and P320/C

Application Dated: 08/12/1999

Application Completed: 13/12/1999

Application Revised: 19/04/2000 and 17/05/2000

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

CONDITIONS AND REASONS FOR THEIR IMPOSITION

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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. **Detailed drawings or samples of materials as appropriate, in respect of the following, shall be submitted to and approved in writing by the Executive Director, Planning and Conservation, before the relevant part of the work is begun:**
 - (a) **trellis to boundary wall. (C208)**
Reason - In order to preserve and enhance the character and appearance of the Conservation Area. (R206)

4. **The windows shall be timber framed, double hung, sliding sashes, and so maintained. (C075)**
Reason - To preserve and enhance the character and appearance of the Conservation Area. (R072)

5. **The proposed conservatory shall be timber framed and painted a colour to be submitted to and agreed in writing by the Executive Director, Planning and Conservation, and so maintained.**
Reason - In order to preserve and enhance the character and appearance of the Conservation Area.

6. **The roof of the extension hereby permitted shall not be used at any time as a terrace without the prior written approval of the Local Planning Authority (C080)**
Reason - To protect the privacy and amenity of neighbouring property (R080)

INFORMATIVE(S)

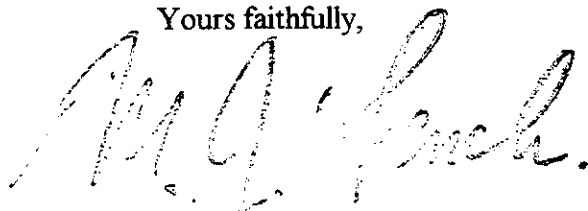
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1. Conditional Planning Permission is hereby granted for the development as shown on the approved drawings. Any alteration to the approved scheme, resulting from the requirements of the Building Regulations or for any other reason, may require further 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)

Yours faithfully,



Michael J. French
Executive Director, Planning and Conservation