

**PLANNING AND CONSERVATION**

THE TOWN HALL HORNTON STREET LONDON W8 7NX

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THE ROYAL  
BOROUGH OF

Executive Director M J FRENCH FRICS Dip TP MRTPI Cert TS

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**KENSINGTON  
AND CHELSEA**

24 MAR 2000

My Ref: PP/99/02563/MIND/09/2029  
Your Ref: 3406

Please ask for: Central 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) (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 new three storey house, including a basement.

**SITE ADDRESS:** Land Fronting Addison Crescent, in rear garden of 63 Addison Road, Kensington, W14 8JJ

**RBK&C Drawing Nos:** PP/99/02563/B

**Applicant's Drawing Nos:** 3406/1/B and 3406/2/B

**Application Dated:** 14/12/1999

**Application Completed:** 21/12/1999

**Application Revised:** 01/03/2000

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

**CONDITIONS AND REASONS 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. **Full particulars of the following shall be submitted to and approved in writing by the Local Planning Authority before the development hereby permitted commences and the development shall not be carried out otherwise than in accordance with the details so approved:**
  - (a) all external materials;
  - (b) details of the means of enclosure along the front boundary to Addison Crescent;
  - (c) rooflights.  
(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)
  
3. **All windows shall be timber framed double hung sliding sashes and shall be so maintained.**  
*Reason* - To ensure a satisfactory standard of external appearance. (R071)
  
4. **The rainwater goods shall be of painted cast metal and shall be so maintained.**  
*Reason* - To ensure a satisfactory standard of external appearance. (R071)
  
5. **The roof of the single storey extension shall not be used as a terrace at any time.**  
*Reason* - To safeguard the amenity of neighbouring property. (R042)
  
6. **Notwithstanding the provisions of Article 3, Schedule 2, and Part 1 of the Town and Country Planning General Development Order 1995, no external alterations shall be carried out or extensions constructed to the premises the subject of this permission without the prior approval in writing of the Local Planning Authority. (C070)**  
*Reason* - Because of the limited extent of the site and the proximity of the house to the boundaries.

59

7. **Full particulars of the method(s) by which all the existing trees on the site are to be protected during building and other operations on the site shall be submitted to, and approved in writing by, the Local Planning Authority before the development commences, and the protection so approved shall be provided before the commencement of the development and maintained for the duration of building and other operations on site. (C021)**  
*Reason - To ensure that trees are adequately protected and to safeguard the amenity. (R020)*
  
8. **No water tank, lift motor room, or other roof structure shall be erected which rises above the roof of the building, including the roof of any extensions. (C078)**  
*Reason - To safeguard the appearance of the building and area. (R077)*
  
9. **No plumbing or pipes other than those shown on the drawings hereby approved shall be fixed on the external faces of the building without the prior written approval of the Local Planning Authority. (C086)**  
*Reason - To ensure a satisfactory standard of external appearance. (R085)*
  
10. **The windows in the first floor kitchen and on the first floor landing to the house hereby approved shall be obscurely glazed and so maintained.**  
*Reason - To safeguard the amenity of neighbouring property. (R042)*

#### **INFORMATIVE(S)**


1. This permission does not permit the use of the premises to provide temporary sleeping accommodation, including holiday lets, short lets, or timeshare, or for any purpose specified in Section 25 of the Greater London (General Powers) Act 1973, as amended by the Greater London (General Powers) Act 1983, or as timeshare accommodation as specified in Section 5 of the Greater London (General Powers) Act 1984. Use for such purposes would constitute a change of use requiring planning permission. It is the Council's policy to resist such changes of use, and you are advised that planning permission for such a change of use is unlikely to be granted. (I02)
  
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. (I11)
  
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)

(60)

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)

Yours faithfully,



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