

ROYAL BOROUGH OF KENSINGTON & CHELSEA



REPORT BY EXECUTIVE DIRECTOR, PLANNING & CONSERVATION

PLANNING SERVICES COMMITTEE

APP NO. LB/99/02456/CLBA/
AGENDA ITEM NO. 2077

ADDRESS

Flat M, 26/27 Queen's Gate
Gardens, Kensington, SW7
5RP

APPLICATION DATED 01/12/1999

APPLICATION COMPLETE 06/12/1999

APPLICATION REVISED N/A

APPLICANT/AGENT ADDRESS:

CONSERVATION AREA Queen's Gate

CAPS Yes

Maurice Cox,
Beulah House,
84 Beulah Hill,
London
SE19 3EW

ARTICLE '4' No

WARD Queen's Gate

LISTED BUILDING II

HBMC DIRECTION K&C

CONSULTED **RECOMMENDATION** ADOPTED OBJECTIONS 0

SUPPORT 0

PETITION 0

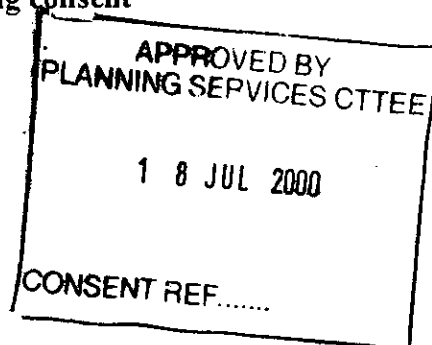
Applicant K. Fereday,

PROPOSAL:

Provision of new french doors and steps and enclosure of the flat roof with railings to form a terrace.

RBK&C Drawing No(s): LB/00/2356
Applicant's drawing nos; 2474/1

RECOMMENDED DECISION: Grant listed building consent



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CONDITIONS/REASONS FOR THE IMPOSITION OF CONDITIONS:

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 Local Planning Authority. (C205)**
Reason - In order to safeguard the special architectural or historic interest of the building. (R205)
3. **Details of the external flight of steps and an elevation of the proposed balustrade shall be submitted to and approved in writing by the Executive Director, Planning and Conservation, and the works shall only be carried out as so approved and shall be so maintained.**
Reason - In order to safeguard the special architectural or historic interest of the building. (R205)
4. **Details of the french windows, which shall be of timber construction and finished in white shall be submitted to and approved in writing by the Executive Director, Planning and Conservation prior to the commencement of works on site, and the doors shall be installed and also approved and shall be so maintained.**
Reason - In order to safeguard the special architectural or historic interest of the building. (R205)

INFORMATIVES

1. I10
2. I10A
3. I11
4. I21
5. I30
6. You are advised that it will not be possible for you to implement this listed building consent without a grant of planning permission.

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1.0 DETAILS

1.1 Details of this application are given in the report on application Reference PP/99/2455. Item Number 2076 on this Agenda.

2.0 RECOMMENDATION

2.1 Grant listed building consent.

**M.J. FRENCH
EXECUTIVE DIRECTOR, PLANNING AND CONSERVATION**

List of Background Papers:

The contents of file LB/99/02456 save for exempt or confidential information in accordance with the Local Government (Access to Information) Act 1985.

Report Prepared By: ALS
Report Approved By: DT/LAWJ
Date Report Approved: 03/07/2000

PSC0007/ALS.REP

**ADDENDUM REPORT BY THE EXECUTIVE DIRECTOR, PLANNING &
CONSERVATION**

PLANNING SERVICES COMMITTEE 18th July 2000

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The Planning Services Committee is asked to note and agree the following Committee reports for the **CENTRAL** area.

APPROVED BY
PLANNING SERVICES CTTEE

1 8 JUL 2000

CONSENT REF.....

Agenda Item A3 **11 PHILLIMORE GARDENS W.8**
PP/99/0776 Variation of Condition 11
Wording for the new Condition 11:

“A railing shall be erected across the first floor rear balcony as indicated on drawings numbered “Sheet 1, Sheet 2, and Sheet 3” to restrict access to the northern end of the terrace; the area beyond this rail shall be used to contain planters, shall not be used at any time as a terrace and the railing and planters shall be so maintained”

Discussions have been taking place between the applicants and the objector, and any conclusions or further developments will be reported verbally to Committee.

Agenda Item 2077 **FLAT M, 26/27 QUEENSGATE GARDENS**
LB/99/2456 Revised wording for Informative 6

“You are advised that you should not implement this Listed Building Consent in the absence of the appropriate Planning Permission”

Agenda Item 2078 **STAFFORD COURT, KENSINGTON HIGHT STREET, W8**
PP/99/1293 Alter Condition 3

Replace the words “to be agreed” by the word “approved”

Agenda Item 2081 **30 AUBREY WALK W.8**
PP/00/1116 Objection

Further letter from Campden Hill Residents Association confirming that their original grounds of objection still stand.

Agenda Item 2083 **FLAT 5, 16 PALACE GARDENS TERRACE W8**
PP/00/0817 Further Objection

Stressing grounds of objection on noise and loss of privacy, pointing out that the room particularly affected is a bedroom