

PLANNING SERVICES APPLICATION

CONSULTATION SHEET

2

APPLICANT:

Jeffery W. George & Associates,
The Old Vicarage,
Stowe,
Shropshire,
LD7 1NB

APPLICATION NO: LB/99/00728' / LW

APPLICATION DATED: 06/04/1999 DATE ACKNOWLEDGED: 14 April 1999

APPLICATION COMPLETE: 13/04/1999 DATE TO BE DECIDED BY: 08/06/1999

SITE: First Floor, 4 Royal Crescent, W11
PROPOSAL: Removal of unauthorised internal works and replacement of fire surround.

ADDRESSES TO BE CONSULTED

13
20/4/99

1. 3, 4, 5 Royal Crescent 3 (FLATS 1-4) 4 (FLATS 1-3) 5 (FLATS A-E)
2. Mr Jones, 358 Upper Richmond Rd West, East Sheen, SW14 7JF
- 3.
- 4.
- 5.
- 6.
- 7.
- 8.
- 9.
- 10.
- 11.
- 12.
- 13.
- 14.
- 15.

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
- National Rivers Authority
- Thames Water
- Crossrail
- LRT/Chelsea-Hackney Line

20/4/99

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
-

1
4

PA
19/4/99

DEVELOPMENT CONTROL

TECHNICAL INFORMATION

THE ROYAL BOROUGH OF



KENSINGTON AND CHELSEA

3

ADDRESS H, Royal Crescent

4

FIRST FLOOR
4 ROYAL CRESCENT

LB990728

W.11.

- HB Buildings of Architectural Interest
- AMI Areas of Metropolitan Importance
- MDO Major Sites with Development Opportunities
- MOL Metropolitan Open Land
- SBA Small Business Area
- PSC Principal Shopping Centre (Core or Non-core)

- LSC Local Shopping Centre
- AI Sites of Archeological Importance
- SV Designated View of St Paul's from Richmond
- SNCI Sites of Nature Conservation Importance
- REG 7 Restricted size and use of Estate Agent Boards
- 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						
2	II							✓								✓

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:

**Jeffery W George
& Associates**



The Old Vicarage, Stowe,
Shropshire LD7 1NB

Telephone: 01547 528409
Facsimile: 01547 520224

Historic Building Consultancy

Architecture

Surveying

Town Planning

LB990728

Ian Williams Esq
Planning and Conservation
The Royal Borough of Kensington and Chelsea
The Town Hall
Hornton Street
London W8 7NX

RECEIVED BY PLANNING SERVICES							
EX DIR	HDC	N	C	SW	SE	ENF	AO ACK
08 APR 1999							
				FWD PLN	CON DES	FEES	

6 April 1999

Your ref: **DPS/DCN/IW/E/96/232/N**

Dear Mr Williams,

Re: 4 Royal Crescent, W11, - Listed Building Application.

Following your letter of 17 March and our subsequent telephone conversation I am pleased to enclose an application for listed building consent, (four copies) and I further apologise for the delay.

The application, as we discussed on site is for the removal of the full height partitions around the kitchen area, and for the sourcing and installation of a suitable fire surround to replace the one that was stolen during restoration. I have suggested that Mr Newirth contacts you once he has found something suitable to seek your agreement prior to its' purchase.

As I explained in my earlier letter to you dated 20 January, it is believed that the original cornice is in situ above the unauthorised kitchen ceiling and will be re-exposed once this is renewed.

These works should reinstate the apartment to the condition pertaining when Mr and Mrs Newirth aquired the property several years ago and will hopefully satisfy the requirements of your Council.

Yours sincerely


Jeff George

cc. David & Isobel Newirth

MEMORANDUM

5

TO: FOR FILE USE ONLY

From: EXECUTIVE DIRECTOR
PLANNING & CONSERVATION

My Ref: LB/99/00728/IW

CODE 1D

Room No:

Date: 19 April 1999

DEVELOPMENT AT:

First Floor, 4 Royal Crescent, W11

DEVELOPMENT:

Removal of unauthorised internal works and replacement of fire surround.

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)
4. Town and Country Planning (Listed Buildings and Conservation Areas) Regulations 1990 (applications for Listed building consent)

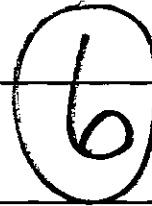
M.J. French

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**

English Heritage
Historic Buildings & Monuments Commission,
London & South East Region,
23 Saville Row,
London,
W1X 1AB

Switchboard: 0171-937-5464
Direct Line: 0171-361-2982
Extension: 2982
Facsimilie: 0171-361-3463

Date: 20 April 1999

My Ref: **DPS/DCN/LB/99/00728** Your ref: Please ask for: **I. Williams**

Dear Sir / Madam

TOWN AND COUNTRY PLANNING ACT 1990

Proposed development at: First Floor, 4 Royal Crescent, W11

I enclose a copy of an application, with relevant drawings and/or supporting information, and should be pleased to receive your observations on these proposals as soon as possible.

It is hoped to present this application to the Planning Services Committee prior to 08/06/1999. I look forward to hearing from you in the near future, in order that your comments may be reported to this Committee.

Should you require any further details in respect of this case, please do not hesitate to contact the Case Officer on the above extension.

Yours faithfully,

M.J. FRENCH

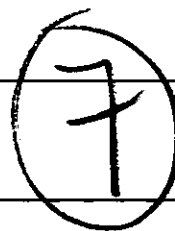
Executive Director, Planning and Conservation

PLANNING AND CONSERVATION

THE TOWN HALL HORNTON STREET LONDON W8 7NX

**THE ROYAL
BOROUGH OF**

Executive Director M J FRENCH FRICS TP MRTPI Cert TS



The Occupier
1 FILE COPY
0171-361- 2982

Switchboard:
Extension: 0171-937-5464
Direct Line: 2982

Facsimile:
0171-361-3463

**KENSINGTON
AND CHELSEA**

My reference:

Your reference:

Please ask for: Date: 20 April 1999

My Ref: DPS/DCN/LB/99/00728/IW

Planning Information Office

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990

The Council has received a planning application for development at:

First Floor, 4 Royal Crescent, W11

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

Removal of unauthorised internal works and replacement of fire surround.

Applicant

**Jeffery W. George & Associates, The Old Vicarage, Stowe, Shropshire,
LD7 1NB**

PLEASE NOTE: Applications for districts W.10, W.11 & W.2 in the NORTH of the Borough can be seen at: THE INFORMATION CENTRE, NORTH KENSINGTON LIBRARY, 108 LADBROKE GROVE, W.11 (Tel: 0171 727 6583) and NOT at the location stated overleaf.

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 Information Office, Chelsea Old Town Hall, Kings Road SW3 (0171-352 1856)**, for the **Central Area (W8, W14, SW5, SW7)** can be viewed in the **Central Library, Hornton Street, W8** and applications for districts **W10, W11 and W2** in the **North** of the Borough can be seen at **The Information and Aid Centre, Ladbroke Grove, W10 (under the Westway near Ladbroke Grove Station 0181-969-2433)**. Please telephone to check the opening times of these offices.

If you are unable to come to the Office due to illness or disability, 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

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THE ROYAL
BOROUGH OF

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 have received an application:

- (a) for development of land in or adjacent to a Conservation Area.
- (d) for consent to demolition and/or alteration of a building which is of architectural or historic interest.

Details are set out below.

Members of the public may inspect copies of the application, the plans and other documents submitted with it at:

NOTICE OF A PLANNING APPLICATION

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.

NOTICE OF A PLANNING APPLICATION SCHEDULE

Reference: LB/99/00728/IW

Date: 23/04/1999

First Floor, 4 Royal Crescent, W11

Removal of unauthorised internal works and replacement of fire surround.

APPLICANT Jeffery W. George & Associates,

10

10
Book in
H.ack

Mr. M French
Executive Director, Planning and conservation
Planning and conservation
Town Hall
Hornton Street
London W8 7NX

Isabelle Henkens
4 Royal Crescent, flat2
London W11 4SL
tel. home : 0171 603 53 92
tel. work : 0171 544 18 32

✓
30/4/99

London, 29 April 1999-04-29

Dear sir,

REF : DPS/DCN/LB/99/00728/IW

RECEIVED BY PLANNING SERVICES								
EX BIR	HDC	N	C	SW	SE	ENF	AO ACK	
30 APR 1999						46		
APPEALS	IO	REC	ARB	FWD PLN	CON DES	FEES		

I am sending you this letter in response of your letter dated 20.04.99 regarding the 1st floor flat, 4 Royal Crescent, W11.

I am the tenant of above mentioned flat and have recently renewed the tenancy agreement (see attached) that allows me to stay in the flat until 20 January 2000.

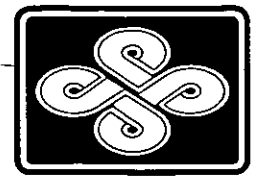
I would like to enquire when the work that has to be done will take place. I have just started a new job that involves about 70 % of intercontinental travelling and it would be most inconvenient for me to look for a flat in this period of time.

I would very much appreciate it if you would allow the work to take place by the end of the tenancy agreement.

With kind regards

Isabelle Henkens

RENEWAL OF TENANCY AGREEMENT ASSURED SHORTHOLD TENANCY (HOUSING ACT 1988 SECTION 20 SS4)



11

SUPPLEMENTAL TO THE PREVIOUS ASSURED SHORTHOLD:

PARTIES:

12th January 1999

(hereinafter called "the Landlord")

Mr David Newirth
16 Lion Gate Gardens
Kew
Surrey TW9 2DW

(hereinafter called "the Tenant")

Ms Isabelle Henkens
Flat 2, 4 Royal Crescent
London W11 4SL

(hereinafter called "the Agent")

Anscombe & Ringland
15 Notting Hill Gate
London W11 3JQ

(hereinafter called "the Guarantor")

THE EXISTING AGREEMENT:

An Assured Shorthold Tenancy Agreement for the Property dated the 24th January 1997 made between the same parties as are the parties hereto and in the same order

PROPERTY:

Flat 2, 4 Royal Crescent, London W11 4SL

TOGETHER WITH the contents therein and more particularly specified in the Inventory and Schedule of Condition thereof prepared for the purposes of The Existing Agreement

TERM One year less one day FROM 22nd January 1999 TO 20th January 2000

RENT: £ 14,384.24 (Fourteen thousand, three hundred and eighty four pounds and twenty four pence sterling)

clear of all deductions or set-off whatsoever for the duration of the Term

PAYABLE: In advance in accordance with The Existing Agreement £1,198.68 being one months rental in advance and thereafter payable in equal monthly instalments of £1,198.68 payable in advance on the 22nd day of the month.

DEPOSIT: £ 1,560.00 having been paid to the Agent at the commencement of The Existing Agreement

- A. The Landlord lets and the Tenant takes the Property for the Term at the Rent payable as above
- B. This Agreement incorporates the letting provisions in The Existing Agreement (other than clause 3.7 thereof) and the Landlord and Tenant hereby mutually agree that they will respectively perform and observe the several obligations provisos and stipulations in The Existing Agreement (other than the said clause 3.7) expressed as fully as if the same obligations and provisos and stipulations were repeated herein in full with such modifications only as are necessary to make them applicable to this Agreement
- C. The Landlord hereby gives notice to the Tenant:
That possession of the Property might be recovered on Ground 2 of Part 1 of Schedule 2 to the Housing Act 1988 namely if the Property is subject to a mortgage gained before the tenancy and if the mortgagee should become entitled to exercise a power of sale and should require possession of the Property for the purpose of disposing of it with vacant possession in exercise of that power
- D. Any variations hereto must be agreed between all parties concerned
- E. This Agreement is covered by the notice of Assured Shorthold Tenancy under the Housing Act 1988 Section 20 as served on the Tenant prior to the commencement of the Existing Agreement
- F. Pursuant to Section 47 and 48 of the Landlord and Tenant Act 1987 the Landlord hereby gives notice that any notices (including notices in proceedings) may be served on the Landlord at his address as being an address in England and Wales
If that address is not in England and Wales then the Tenant may serve the notice at the address of the Agent

Signed:
Landlord/Tenant

[Handwritten signature of David Newirth]

Signature(s)
witnessed by:

[Handwritten signature of M. Corneblom]

Name (print):

D. NEUWIRTH

Name (print):

M. CORNEBLOOM

Signed:
(Guarantor)

Address:

29. PURCELL AVENUE
EDGWARE MIDST
HA8 8DP

Name (print):

Occupation:

Retail Jeweller

Note: Delete clause C if not applicable to The Existing Agreement

HOUSING ACT 1988

Section 21(1)(b)

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Assured Shorthold Tenancy: Notice Requiring Possession:

Fixed Term Tenancy

(Notes)

Name and address of tenant.

To Ms Isabelle Henkens

of Flat 2
4 Royal Crescent
London
W11 4SL

Name and address of landlord (Note 2 below).

From Mr David Newirth

of 16 Lion Gate Gardens
Kew
Surrey
TW9 2DW

Address of dwelling.

I give you notice that I require possession of the dwelling house known as Flat 2, 4 Royal Crescent, London W11 4SL

Date of expiry (Note 3 below).

on 20th January 2000

Note 3 below.

Dated 13th January 1999

Landlord K Hamilton

Name and address.

(Landlord's agent) Anscombe & Ringland
15 Notting Hill Gate
London
W11 3JQ

NOTES

1. On or after the coming to an end of a fixed term assured shorthold tenancy, a court must make an order for possession if the landlord has given a notice in this form.
2. Where there are joint landlords, at least one of them must give this notice.
3. The length of the notice must be at least two months, and the notice must be given before or on the day on which the fixed term comes to an end.



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RBKC District Plan Observations CONSERVATION AND DESIGN

Address 1st Floor, 4 Royal Crescent, W.M.	Appl. No. 1W LB/99/00728	L.B. 2	C.A. II*	N V C S
Description Internal works.	Code			

This application seems to involve the removal of partitions which have been constructed without LB consent.

Suggest a site visit to ensure that the interior has not been harmed.

HLB 20-4-99

Note Grade II*

a.

Jeffery W George & Associates

The Old Vicarage, Stowe,
Shropshire LD7 1NB

Telephone: 01547 528409
Facsimile: 01547 520224

IW
Booth
Black

14

Historic Building Consultancy

Architecture

Surveying

Town Planning

Ian Williams Esq
Planning and Conservation
The Royal Borough of Kensington and Chelsea
The Town Hall
Hornton Street
London W8 7NX

RECEIVED BY PLANNING SERVICES							
EX DIR	HDC	N	C	SW	SE	ENF	AO ACK
29 JUN 1999 <i>YH</i>							
APPEALS	IO	REC	ARB	FWD PLN	CON DES	FEES	

29/6/99

28 June 1999

Your ref: DPS/DCN/IW/E/96/232/N

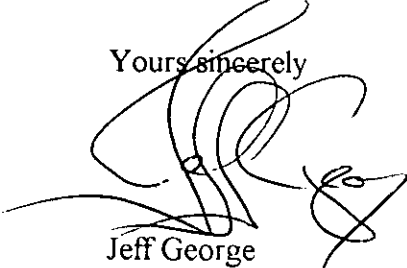
Dear Mr Williams,

Re: Internal Alterations, 4 Royal Crescent, Kensington W11.

When you telephoned me last Friday afternoon I was driving and therefore unable to consult my diary. Unfortunately, I find that I am unable to show you the interior of the property on Monday 19 July as you suggested.

I understand that you are now on leave for two weeks and may I therefore suggest by way of copy letter to your colleague, Hilary Bell, that she telephone me direct to seek an alternative time?

Yours sincerely



Jeff George
cc. Hilary Bell RBKC
David Neuwirth



ENGLISH HERITAGE

LONDON REGION

15

Director of Planning & Transportation
Royal Borough of Kensington & Chelsea
The Town Hall
Hornton Street
LONDON
W8 7NX

Your refs: 99/00728

- file

Our ref: LRS/2672/4

Contact: David Stabb

Direct Dial: 0171-973-3775

For the attention of I Williams

Dear Sir/Madam

Planning (Listed Buildings and Conservation Areas) Act, 1990:
FIRST FLOOR, 4 ROYAL CRESCENT, W11

Applicant: Mr and Mrs D Newirth
Grade of building: II*
Proposed works: Replacement of fire surround

Drawing numbers: New 01/02/03

RECEIVED BY PLANNING SERVICES							
EX DIR	HDC	N	C	SW	SE	ENF	AO ACK
17 MAY 1999							
APPEALS	IO	REC	ARB	FWD PLN	CON DES	FEES	

Date of application: 06.04.1999
Date of referral by Council: 20.04.1999
Date received by English Heritage: 23.04.1999
Date referred to D.o.E.: 10.05.1999

English Heritage wishes to raise no objection to any parallel planning application.

If your authority is minded to grant listed building consent for the application referred to in the schedule above, you are hereby directed to attach the condition(s) set out overleaf, in addition to any which your Council is minded to impose.

Yours faithfully

DAVID STABB
London Region

The Secretary of State has considered the information given above and does not intend to require the application concerned to be referred to him
Signed 5/5/99
Date 12/5/99

Oh

ENGLISH HERITAGE



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Schedule of Conditions

FIRST FLOOR, 4 ROYAL CRESCENT, W11

Date of decision:

Our ref: LRS/2672/4

Your ref:

1. The works hereby approved are only those specifically indicated on the drawing(s) referred to above.
2. Details in respect of the following shall be submitted to and approved in writing by the Council as local planning authority in consultation with English Heritage **before** the relevant work is begun. The relevant work shall be carried out in accordance with such approved details:
 - a. Chimney surround.

STANDARD REASONS FOR THE AFOREMENTIONED CONDITION(S).

In order to safeguard the special architectural or historic interest of the building.

LB/99/0728 -

**Jeffery W George
& Associates**

IW1
The selected fireplace +
grate are both quite acceptable.
No objections noted

The Old Vicarage, Stowe,
Shropshire LD7 1NB
Telephone: 01547 528409
Facsimile: 01547 520224

(IW)
Both
made

Historic Building Consultancy

Architecture

Surveying

Town Planning

Ian Williams Esq
Planning and Conservation
The Royal Borough of Kensington and Chelsea
The Town Hall
Hornton Street
London W8 7NX

HWB
5.11.99

RECEIVED BY PLANNING SERVICES									
EX DIR	HDC	N	C	SW	SE	ENE	AC	AC	
<i>(111)</i>		- 1 NOV 1999						<i>(11)</i>	
APPS	IO	REC	ARB	FWD PLN	CON DES	FEE			

29 October 1999

Your ref: DPS/DCN/IW/E/96/232/N

Dear Mr Williams,

Re: Internal Alterations, 4 Royal Crescent, Kensington W11.

You will recall that consent was given earlier this year for alterations to the above flat that will return the plan form to its earlier state.

This work is now imminent and it is necessary to select a fireplace to replace the stolen one. My client has sought the services of Chesneys in this regard and we propose that the simple classis Victoran pattern would be appropriate for this relatively simple room. A photocopy of the design is enclosed and we would welcome the views of yourself and Hilary as soon as possible.

Kind regards

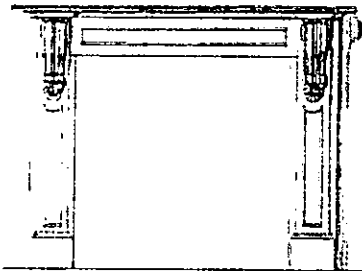
Yours sincerely

Jeff George

R
1/1/99
HW

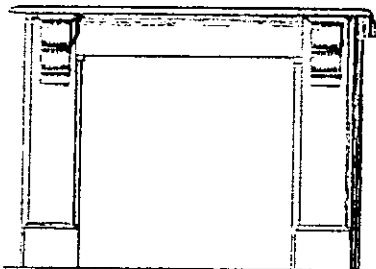
VICTORIAN

18



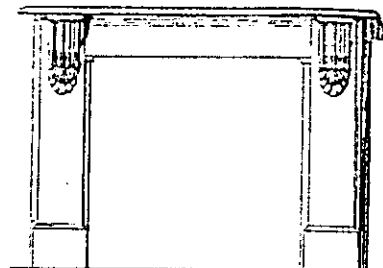
THE BUCKINGHAM

Opening: 40"(1016)W x 40"(1016)H
 Shelf: 65"(1650)L x 10"(254)D
 Overall size: 49 1/2"(1257)H x 58"(1473)W
 Depth of jamb: 5 1/4"(142)
 Height of footblock: 7 1/2"(184)



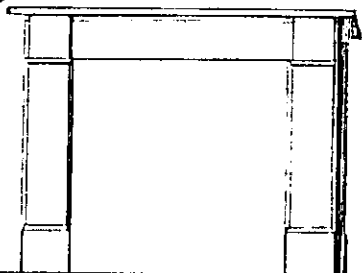
THE EDWARDIAN CORBEL

Opening: 37"(940)W x 37"(940)H
 Shelf: 63"(1600)L x 10"(254)D
 Overall size: 45 1/2"(1184)H x 56 1/2"(1428)W
 Depth of jamb: 4 7/8"(123)
 Height of footblock: 5"(203)



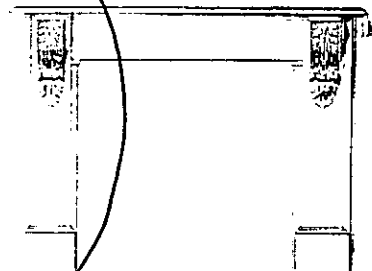
THE VICTORIAN CORBEL

Opening: 37"(940)W x 37"(940)H
 Shelf: 63"(1600)L x 10"(254)D
 Overall size: 45 1/2"(1184)H x 56 1/2"(1428)W
 Depth of jamb: 4 7/8"(123)
 Height of footblock: 5"(203)



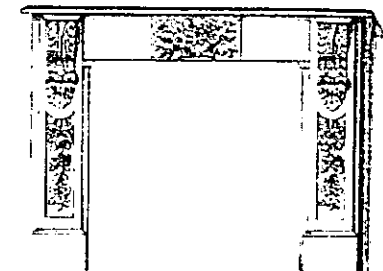
THE CLASSIC VICTORIAN

Opening: 36"(915)W x 36"(915)H
 Shelf: 58 1/2"(1490)L x 7 1/2"(190)D
 Overall size: 44 1/2"(1130)H x 52 1/2"(1327)W
 Depth of jamb: 5 1/2"(133)
 Height of footblock: 8 1/2"(206)



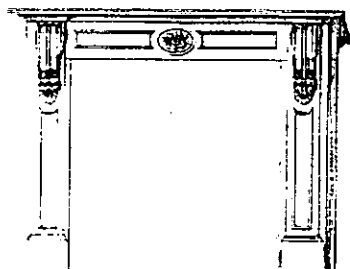
THE BRUNEL

Opening: 38"(970)W x 38"(970)H
 Shelf: 65"(1650)L x 10"(254)D
 Overall size: 47 1/2"(1200)H x 58"(1473)W
 Depth of jamb: 4 1/2"(108)
 Height of footblock: 8"(203)



THE PALMERSTON

Opening: 38"(970)W x 38"(970)H
 Shelf: 65"(1650)L x 10"(254)D
 Overall size: 47 1/2"(1200)H x 58"(1473)W
 Depth of jamb: 4 1/2"(108)
 Height of footblock: 8"(203)



THE BRADFIELD

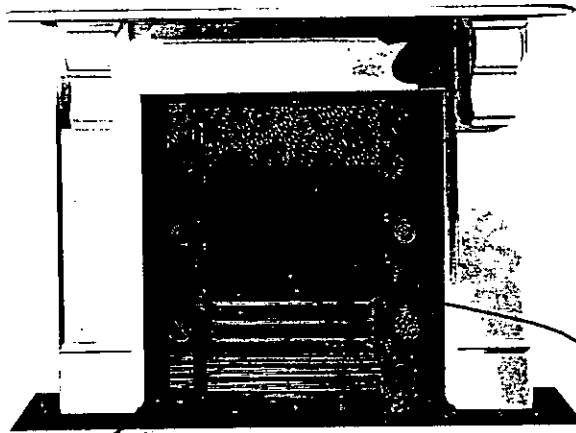
Opening: 40"(1016)W x 40"(1016)H
 Shelf: 65"(1650)L x 10"(254)D
 Overall size: 49 1/2"(1257)H x 58"(1473)W
 Depth of jamb: 5 1/4"(142)
 Height of footblock: 7 1/2"(184)

R.B.K.&C.
 TOWN PLANNING

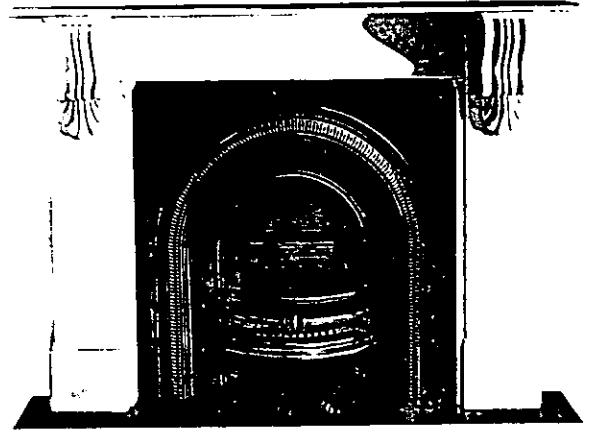
- NOV 1999

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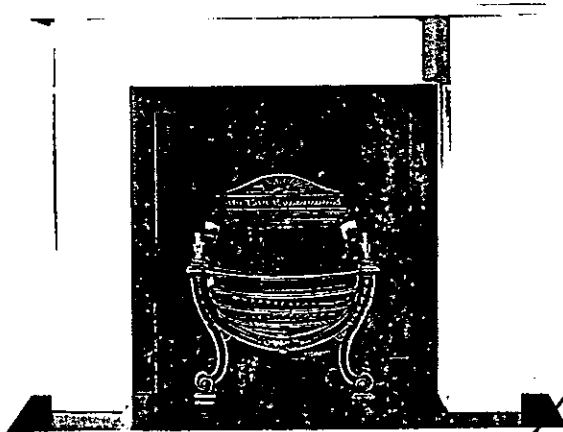
19



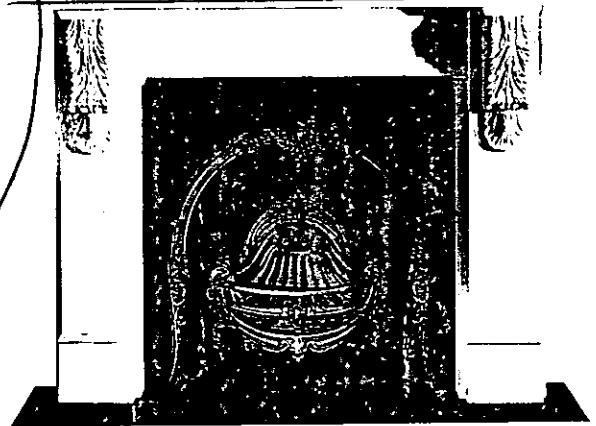
EDWARDIAN CORBEL
Shown with Ashbee Arts and Crafts interior



VICTORIAN CORBEL
Shown with the Britton No.3 arch



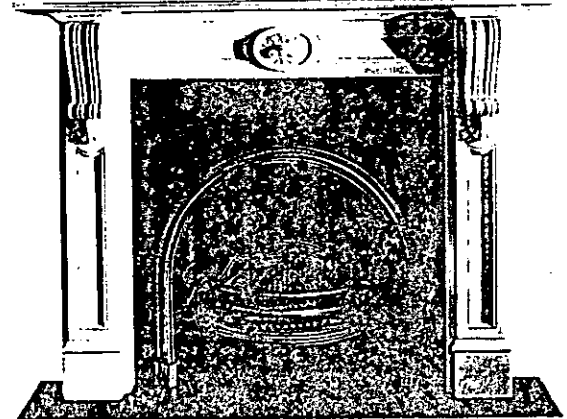
CLASSIC VICTORIAN
Shown with slate slips and the Adam No.2 basket



THE BRUNEL
Shown with the Oswald insert



THE PALMERSTON
Shown with the Rotherham insert



THE BRADFIELD
Shown with the Rotherham insert

TOWN PLANNING

- 1 NOV 1999

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