

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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21 OCT 1999



**KENSINGTON
AND CHELSEA**

My Ref: LB/99/00747/CLBA/15/6159

Please ask for: South West Area Team

Your Ref:

Dear Sir/Madam,

FILE COPY

**PLANNING (LISTED BUILDING AND CONSERVATION AREAS) ACT 1990 -
SECTION 7**

**WORKS OF BUILDINGS OF SPECIAL ARCHITECTURAL OR HISTORIC INTEREST
(DL1)**

The Borough Council, hereby consent to the works to the Listed Buildings referred to in the undermentioned 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 the said conditions. Your attention is drawn to the enclosed Information Sheet.

SCHEDULE

DEVELOPMENT: Erection of rear extension at basement and ground floor levels and internal alterations..

SITE ADDRESS: 322 Fulham Road, Kensington, SW10 9UG

RBK&C Drawing Nos: LB/99/00747 and LB/99/00747/C

Applicant's Drawing Nos: 01/534/01 and /02/C

Application Dated: 09/04/1999

Application Completed: 15/04/1999

Application Revised: 29/09/1999

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

CONDITIONS AND REASONS FOR THEIR IMPOSITION



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 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. **All new works and works of making good to the retained fabric, whether internal or external, shall be finished to match the adjacent work with regard to the methods used and to colour, material, texture, and profile. (C206)**
Reason - In order to safeguard the special architectural or historic interest of the building. (R206)

4. **Detailed drawings or samples of materials as appropriate, in respect of the following, shall be submitted to and approved in writing by the Local Planning Authority before the relevant part of the work is begun:**
 - (a) the proposed addition at rear ground floor level;
 - (b) the opening between the front and rear rooms at ground floor level;
 - (c) all new fireplaces.**(C208)**
Reason - In order to safeguard the special architectural or historic interest of the building. (R206)

5. **The new windows shall be timber, single glazed, double hung, vertical sliding sashes. (C210)**
Reason - In order to safeguard the special architectural or historic interest of the building. (R206)

INFORMATIVE(S)

1. Planning Permission is hereby granted for the development as shown on the approved drawings and subject to the Conditions. 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 commencing work. (I09)

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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)

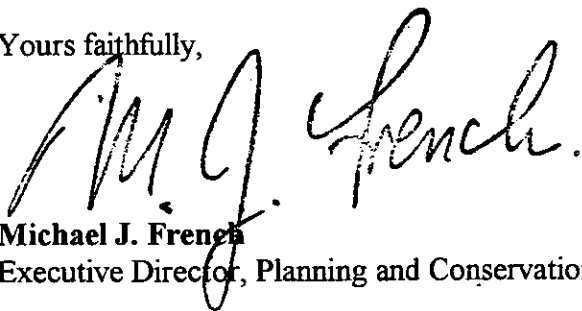
3. Separate approval for the works hereby granted planning permission may be required by the Building Act 1984 and the Building Regulations 1991, and the grant of planning permission does not imply that such approval will be given. The Director of Building Control, Town Hall, Hornton Street, W8 7NX should be consulted before works commence. (I21)

4. Any proposals for external fire escapes, exit housings, roof walkways, or safety railings arising from the requirements of the Building Regulations may require further planning permission, and approval under those Regulations does not imply that planning permission will be granted. The Directorate of Planning Services will be pleased to advise on the implications of any changes. (I22)

5. 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)

6. Your attention is drawn to the British Standards Code of Practice for Demolition, and the Environmental Protection Act 1990 relating to nuisances, the observation of which should considerably reduce the risks and nuisance inherent in demolition work (particularly in relation to fire hazards arising from the practice of burning materials on site) both to operatives on site and to the general public. (I31)

Yours faithfully,



Michael J. French
Executive Director, Planning and Conservation