

PLANNING AND DEVELOPMENT CONTROL COMMITTEE
Addendum 22.07.2019

REG REF.	ADDRESS	WARD	PAGE
2018/01161/FUL	4 Challoner Crescent, London, W14 9LE	North End	24
Page 26.	Condition 3: first and second lines, delete 'a Demolition Management Plan (DMP) and a Demolition Logistics Plan (DLP)' and replace with 'a Construction Management Plan (CMP);		
Page 36.	Conditions 40), 41) and 42): delete.		
Page 37.	Condition 44: delete the first paragraph and replace with: The development hereby permitted shall not be occupied until: the proposed Units 1.05, 1.06, 1.07, 2.03, 2.04, 2.05, 3.03, 3.04, 3.05, 4.02 and 4.03 which face Challoner Mansions and Lanfrey Place have been installed so as to be non-openable and with obscured glazing to a height of 1.7m from the internal floor level; and the balconies at Units 1.03, 2.03, 3.03, 4.01, 4.02 and 4.04 have been installed with a 1.7m obscured privacy screens, a sample of which shall have been submitted to and approved in writing by the Council prior to any development on site. Thereafter the window shall be retained in the form approved.		
Page 43.	Paragraph 4.2, second line after 'including', insert 'letters from the Fulham Society and the Hammersmith and Fulham Historic Buildings Group'		
Page 50.	Paragraph 5.46, second line insert 'not' after 'is'		
Page 56.	Paragraph 5.94, first line before 'that' insert 'at Units 1.05, 1.06, 1.07, 2.03, 2.04, 2.05, 3.03, 3.04, 3.05, 4.02 and 4.03'; at the end, insert 'The balconies of Units 1.03, 2.03, 3.03, 4.01, 4.02 and 4.04' would be installed with a 1.7m obscured privacy screen and this would be secured by Condition 44'.		
Page 58.	Paragraph 5.110, at the beginning insert 'The Council's Daylight and Sunlight consultant concluded that there are some technical breaches of the BRE Guidelines in the respect of the impact on the Daylight and Overshadowing of the existing neighbouring properties, none are particularly serious where the Council have the discretion to take an 'on balance' view against other planning benefits'.		
Page 59.	Paragraph 5.119, first line, delete 'Condition 40-42' and replace with 'a S106 legal agreement'.		
Page 64.	Paragraph 6.2 add a bullet point 'car free parking scheme and the provision of two wheelchair car parking spaces' at the end.		
Page 64.	Paragraph 6.4: replace '£84,881.25' with '£96,759.20'.		
Page 64.	Paragraph 6.6: replace '£225,675.41' with '£229,280.45'.		
2018/04016/FUL	Waterfront Hammersmith Embankment	Fulham Reach	66
Page 74	Delete condition 21, first paragraph and replace with: The development hereby approved shall not be occupied until a Site Management Plan, prepared in general accordance with the Site Management Strategy (October 2018) submitted with the application, is submitted to and approved in writing by the Local Planning Authority. The approved Site Management Plan shall be implemented on occupation of the development and the arrangements shall thereafter be permanently retained. Six months after first occupation of the building a Site Management Monitoring Report shall be submitted to and approved in writing by the Local Planning Authority to report on site management and identify any additional measures which are necessary for management of the site.		
Page 78	Add condition 35):		

Prior to commencement of the development hereby approved, a Tree Protection Plan shall be submitted to and approved in writing by the Local Planning Authority to ensure all works near trees that are to be retained shall be carried out in accordance with BS5837:2012, and that the trees to be retained are not accidentally damaged.

To preserve the health and well-being of the site's trees in accordance with Policy OS5 of the Local Plan 2018.

- Page 79 After point 8 of the justification, add new justification 9 (conditions) In line with the Town and Country Planning Act 1990 and the Town and Country Planning (Pre-commencement Conditions) Regulations 2018, officers have consulted the applicant on the pre-commencement conditions included in the agenda and the applicant has raised no objections."
- Page 82 Paragraph 2.1, After the second sentence, add: "A second consultation was carried out after new additional information was received regarding the Daylight/Sunlight assessment."
- Page 87 Paragraph 3.21: remove "public café facing the river" and replace with "café ancillary to the office use, intended principally for users of the building and publicly accessible business lounge".
- Page 95 Paragraph 3.65: replace "Condition 42" with "Condition 29", and replace "Condition 41" with "Condition 28"
- Page 100 Paragraph 3.93, after "cyclists", add "for Thames Path to the of the cycle network in the vicinity"; and after "Zone T", add: "at the expense of the developer up to £10,000".

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- Page 108 Paragraph 7.1, after "Conservation Area", add "and the setting of the Grade II listed Putney Bridge".

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- Page 109 Add: "Bradmore Conservation Area"
- Page 119 Condition 20 (Gas Boilers Compliance). 6th line. Delete "...40 mg/kWh..." and Insert "...30 mg/kWh..."
- Page 122 Condition 31 (Lights off) 5th line. Delete: "...of the relevant Phase..."
- Page 147 Para. 5.51 (3rd line): Delete "Dimes Place is a narrow road with a width of between 4.2m to 4.8m."
- Page 150 Para. 5.62: Replace 3rd sentence with the following: "In terms of means of escape and external fire spread, the proposals would be required to comply with Building Regulations Part B and will be subject during detailed design to consultation with the Fire Authority to obtain the required Fire Safety certificate".
- Page 151 Para. 5.69: Replace Paragraph: "The applicant submitted a Contaminated Land Assessment which has been reviewed by the Council. The report states that the site would not pose a risk to future site occupiers. Officers consider the report insufficient to address contaminated land condition requirements. The preliminary risk assessment needs to be completed and a full main investigation would be required to be undertaken following demolition works and a suitable Investigation Scheme agreed in writing with the Council prior to demolition. Conditions are attached to the consent to ensure that no unacceptable risks are caused to humans, controlled waters, or the wider environment during and following the development works, in accordance with Local Plan Policy CC9".
- Page 152 Para. 5.75 (2nd line). Delete "...to a negligible level..." and end of paragraph. Add: "The Council's Environmental Quality team have considered the proposal and have recommended conditions to ensure compliance with policy CC10 relating to air quality, namely Air Quality Dust Management Plan, Ventilation Strategy, Gas Boiler Emissions compliance, Low Emissions Strategy, (Conditions 18, 19, 20 and 21)".

Page 153 Para. 6.5: Insert to S106 Heads of Terms:
– a strategy to demonstrate how some of the workspace will benefit local businesses and work with the council's local business initiatives.

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Page 158 Add second recommendation:

2) To authorise the Strategic Director for The Economy Department, in consultation with the Director of Law and the Chair of the Planning and Development Control Committee, to make any minor changes to the proposed conditions. Any such changes shall be within their discretion.

Page 173 Replace Reason 8 Land Contamination text with:
Subject to the inclusion of conditions requiring the implementation of the submission of further information, officers consider that the proposed development accords with Policies 5.21 and Policy CC9 of the Local Plan given that all identified potentially significant effects during the demolition and construction and the operational stages can be suitably adequately mitigated, such that the significance of the residual effects of the Proposed Development will be negligible and that the land will be suitable for the proposed uses

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Page 214 Add second recommendation:
2) To authorise the Strategic Director for The Economy Department, in consultation with the Director of Law and the Chair of the Planning and Development Control Committee, to make any minor changes to the proposed conditions. Any such changes shall be within their discretion.

Page 215-220
Condition 3 – change opening line to read 'Prior to the commencement of any works to each of the listed buildings.'
Condition 4 – End of first sentence add 'to each listed building.'
Condition 5 – After ...Enabling Works) add 'to each listed building,'
Condition 6 - After ...Enabling Works) add 'to each listed building,'
Condition 10 – Remove 'at each listed building' from the end of each opening clause
Condition 15 – Add 'within each listed building' to end of first sentence