

TOWN & COUNTRY PLANNING ACT, 1971-74
TOWN & COUNTRY PLANNING GENERAL DEVELOPMENT ORDERS 1977-83
TOWN AND COUNTRY PLANNING (NATIONAL PARKS, AREAS OF
OUTSTANDING NATIONAL BEAUTY & CONSERVATION AREAS) SPECIAL
DEVELOPMENT ORDER 1981 ARTICLE 4 DIRECTION
IN PART OF CONSERVATION AREA NO. 11 (ST. MARKS)

WHEREAS the Council of the London Borough of Lambeth being the Local Planning Authority for the said London Borough of Lambeth are satisfied that it is expedient that development of the descriptions set out in Schedule I hereto should not be carried out on the land described in Schedule II hereto and shown edged with a broken black line on the plan reference UD.23.4 annexed hereto unless permission therefore is granted on application made under the Town and Country Planning General Development Orders, 1977-83 and the Town & Country Planning (National Parks, Areas of Outstanding Beauty & Conservation Areas) Special Development Order 1981.

NOW THEREFORE the said Council in pursuance of the powers conferred upon them by Article 4 of the Town and Country Planning General Development Order, 1977 hereby direct that the permission granted by Article 3 of the said Order shall not apply to the development on this said land of the description set out in Schedule II hereto.

SCHEDULE I:-

The classes of development to be included in this schedule are:-

Class I Development within the curtilage of a dwelling house.

- I.1 The enlargement, improvement or other alteration of a dwelling house so long as:
- (a) The cubic contents of the original dwelling house (as ascertained by external measurement) is not exceeded by more than 50 cubic metres or 10%, whichever is the greater, subject to a maximum of 115 cubic metres;
 - (b) The height of the building as so enlarged, improved or altered does not exceed the height of the highest part of the roof of the original dwelling house;
 - (c) No part of the building as so enlarged, improved or altered projects beyond the forward most part of any wall of the original dwelling house which fronts onto a highway;
 - (d) No part of the building (as so enlarged, improved or altered) which lies within a distance of 2 metres from any boundary of the curtilage of the dwelling house has, as a result of the development, a height exceeding 4 metres;

- (e) The area of ground covered by buildings within the curtilage of the dwelling house (other than the original dwelling house) does not thereby exceed 50% of the total area of the curtilage excluding the ground area of the original dwelling house;

Provided that:-

- (a) The erection of a garage, stable, loose box or coach house within the curtilage of the dwelling house shall be treated as the enlargement of the dwelling house for all purposes of this permission (including calculation of cubic content);
- (b) For the purposes of this permission the extent to which the cubic content of the original dwelling house is exceeded shall be ascertained by deducting the amount of the cubic content of the original dwelling house from the amount of the cubic content of the dwelling house as enlarged, improved or altered (whether such enlargement, improvement or alteration was carried out in pursuance of this permission or otherwise); and
- (c) The limitation contained in sub paragraph (d) above shall not apply to development consisting of :-
1. The insertion of a window (including a dormer window) into a wall or the roof of the original dwelling house, or the alteration or enlargement of an existing window ; or
 2. Any other alterations to any part of the roof of the original dwelling house.
- 1.2 The erection or construction of a porch outside any external door of a dwelling house so long as :-
- (a) The floor area does not exceed 2 sq metres;
 - (b) No part of the structure is more than 3 metres above the level of the ground;
 - (c) No part of the structure is less than 2 metres from any boundary of the curtilage which fronts onto a highway.
- 1.3 The erection, construction or placing, and the maintenance, improvement or other alteration, within the curtilage of a dwellinghouse, of any building or enclosure (other than a dwelling, garage, stable, loose-box or coach -house) required for a purpose incidental to the enjoyment of the dwellinghouse, as such including the keeping of poultry, bees, pet animals, birds or other livestock for the domestic needs or personal enjoyment of the occupants of the dwelling house, so long as :

- (a) no part of such building or enclosure projects beyond the forwardmost part of any wall of the original dwellinghouse which fronts on a highway;
 - (b) the height does not exceed, in the case of a building with a ridged roof, 4 metres, or in any other case, 3 metres;
 - (c) the area of ground covered by buildings within the curtilage (other than the original dwellinghouse) does not thereby exceed one half of the total area of the curtilage excluding the ground area of the original dwellinghouse.
- I.4 The construction within the curtilage of a dwellinghouse of the hardstanding for vehicles for a purpose incidental to the enjoyment of the dwellinghouse as such.
- I.5 The erection or placing within the curtilage of a dwellinghouse of a tank for the storage of oil for domestic heating so long as :
- (a) the capacity of the tank does not exceed 3,500 litres;
 - (b) no part of the tank is more than 3 metres above the level of the ground;
 - (c) no part of the tank projects beyond the forwardmost part of any wall of the original dwellinghouse which fronts on a highway.

Class II - Sundry Minor Operations

- II.1 - The erection or construction of gates, fences, walls or other means of enclosure not exceeding 1 metre in height were abutting on a highway used by vehicular traffic or 2 metres in height in any other case, and the maintenance, improvement or other alteration of any gates, fences, walls or other means of enclosure: so long as such improvement or alteration does not increase the height above the height appropriate for a new means of enclosure.
- II.2 - The formation, laying out and construction of a means of access to a highway not being a trunk or classified road, where required in connection with development permitted by article 3 of and Schedule I to this order (other than under this class).
- II.3 - The painting of the exterior of any building or work otherwise than for the purpose of advertisement, announcement or direction.

SCHEDULE 11:-

Description of the land

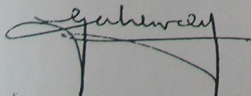
			Classes
Nos:	8-32 (even)	Richborne Terrace, London SW8	1.1, 1.2, 1.4, 11.1, 11.3
	64-78 (even)	" " "	1.1, 1.2, 1.4, 11.1, 11.3
	5-75 (odd)	" " "	1.1, 1.2, 1.4, 11.1, 11.3
	1-71 (odd)	Fentiman Road, London SW8	1.1, 1.2, 1.4, 11.1, 11.3
	2-62 (even)	" " "	1.1, 1.2, 1.4, 11.1, 11.3
	64-88 (even)	" " "	1.1, 1.2, 1.4, 11.1, 11.3
	90-98 (even)	" " "	1.1, 1.2, 1.4, 11.1, 11.3
	6-42 (even)	Meadow Road, London SW8	1.1, 1.2, 1.4, 11.1, 11.3
	2-44 (even)	Trigon Road, London SW8	1.1, 1.2, 1.4, 11.1, 11.3
	11-37 (odd)	Claylands Road, London SW8	1.1, 1.2, 1.4, 11.1, 11.3
	12-76 (even)	" " "	1.1, 1.2, 1.4, 11.1, 11.3
	78-92 (even)	" " "	1.1, 1.2, 1.4, 11.1, 11.3
	2-6 (even)	Palfrey Place, London SW8	1.1, 1.2, 1.4, 11.1, 11.3
	81-87 (odd)	" " "	1.1, 1.2, 1.4, 11.1, 11.3
	82-86 (even)	Ashmole Street, London SW8	1.1, 1.2, 1.4, 11.1, 11.3

Nos: 105-189 (odd) Fentiman Road, London SW8

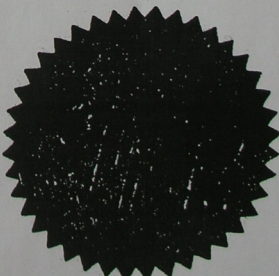
Classes
1.4 & 11.1

Dated 19th day of October 1984

The Common Seal of the London
Borough of Lambeth Council was
herewith affixed in the presence of:

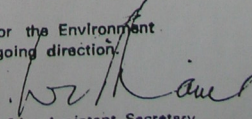


Director of Administration &
Legal Services



The Secretary of State for the Environment
hereby approves the foregoing direction.

Signed by authority
of the Secretary of
State


An Assistant Secretary
in the Department of
the Environment

11/10 1985