

SECTION '3' – Applications recommended for PERMISSION, APPROVAL or CONSENT

Application No : 10/03654/CAC

**Ward:
Chislehurst**

**Address : Westmead 3 Heathley End Chislehurst
BR7 6AB**

OS Grid Ref: E: 544261 N: 170782

Applicant : Graham Taylor

Objections : NO

Description of Development:

Demolition of garage and enclosed covered area
CONSERVATION AREA CONSENT

Key designations:

Conservation Area: Chislehurst
Biggin Hill Safeguarding Birds
Biggin Hill Safeguarding Area
London City Airport Safeguarding
London City Airport Safeguarding Birds

Proposal

To be considered in association with planning application ref. 10/03628/FULL6

Conservation Area Consent is sought to demolish an existing detached garage located toward the north of the application and covered area linking it to the main dwelling so as to accommodate an extension proposed under ref. 10/03628.

Location

See report ref. 10/03628

Comments from local residents

Nearby owners/occupiers were notified of the application. Representations were received from adjoining residents which are summarised below:

- no objection raised from No. 4

Comments from Consultees

This application was not inspected by the Advisory Panel for Conservation Areas.

Planning Considerations

Unitary Development Plan Policy BE12 (Demolition in Conservation Areas) is relevant to this application and should be afforded due consideration.

From a heritage and urban design point of view no objection has been raised.

Planning History

See report ref. 10/03628

Conclusions

The main issue relating to this application is the effect that the demolition of the building would have on the character and appearance of the Conservation Area.

Having had regard to the above it was considered that the existing garage and covered area have no particular architectural merit and that the loss of these structures would not have a significantly harmful impact on the character of the conservation area.

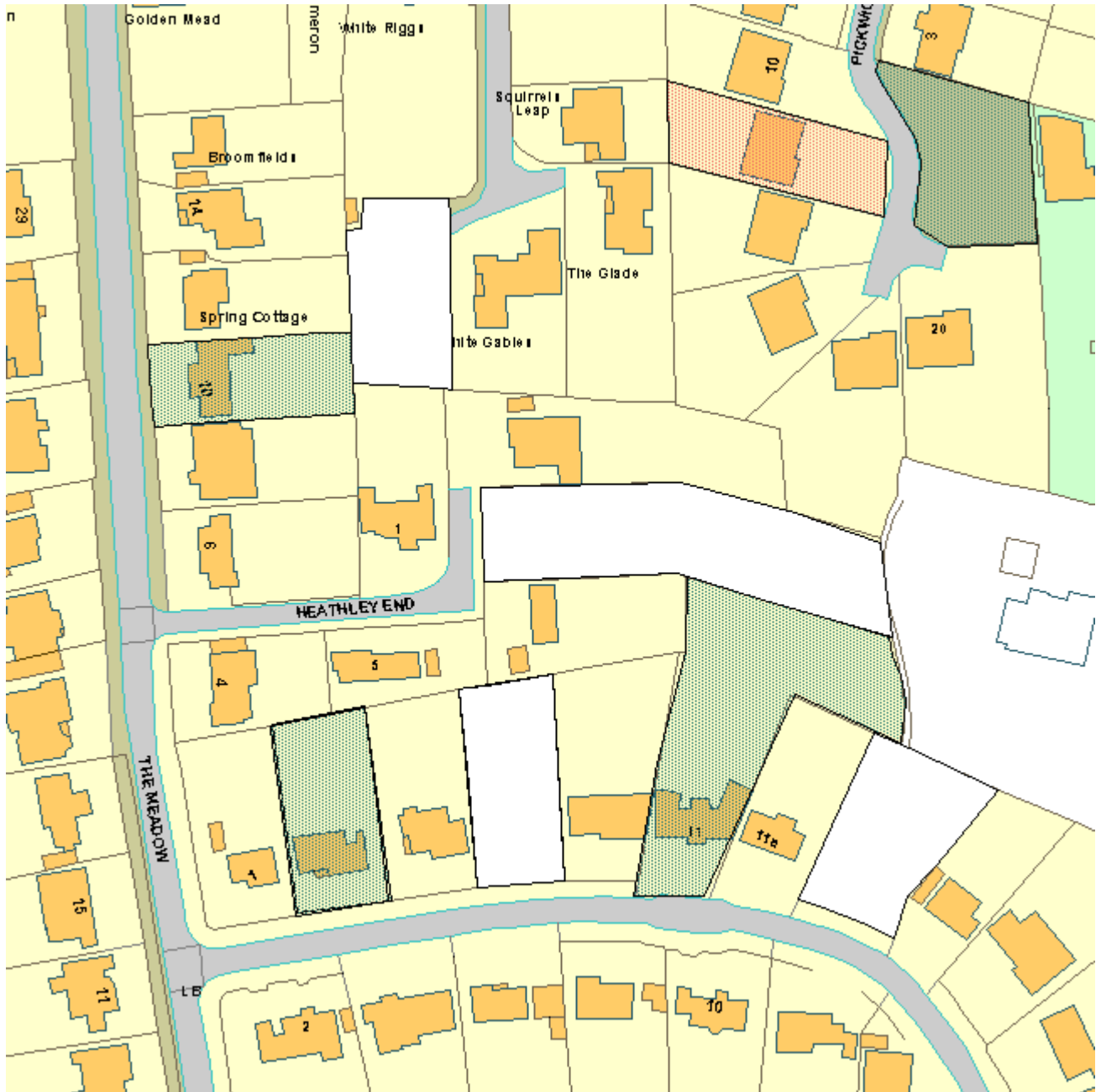
Background papers referred to during production of this report comprise all correspondence on files refs. 10/03628 and 10/03654, excluding exempt information.

RECOMMENDATION: GRANT CONSERVATION AREA CONSENT

subject to the following conditions:

- 1 ACG01 Comm.of dev-Listed Building and Con.Area
 ACG01R Reason G01

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Proposal: Demolition of garage and enclosed covered area
CONSERVATION AREA CONSENT



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