

Application reference: 18/3357/FUL KEW WARD

Date application received	Date made valid	Target report date	8 Week date
12.10.2018	16.10.2018	11.12.2018	11.12.2018

Site:

The National Archives, Ruskin Avenue, Kew, Richmond

Proposal:

Q1 Building - replacement of roof over readers' room atrium, new internal access stair and service hatch, sundry repairs and ancillary works to existing roof.

Status: Pending Consideration (If status = HOLD please check that all is OK before you proceed any further with this application)

APPLICANT NAME

The National Archives
Ruskin Avenue
Kew
Richmond
TW9 4DU

AGENT NAME

Mr John Livingston
22A Hill Street
Richmond
TW9 1TW

DC Site Notice: printed on 18.10.2018 and posted on 26.10.2018 and due to expire on 16.11.2018

Consultations:

Internal/External:

Consultee

14D Urban D

Expiry Date

01.11.2018

Neighbours:

19 Ruskin Avenue, Kew, Richmond, TW9 4DR, - 18.10.2018
 17 Ruskin Avenue, Kew, Richmond, TW9 4DR, - 18.10.2018
 15 Ruskin Avenue, Kew, Richmond, TW9 4DR, - 18.10.2018
 13 Ruskin Avenue, Kew, Richmond, TW9 4DR, - 18.10.2018
 11 Ruskin Avenue, Kew, Richmond, TW9 4DR, - 18.10.2018
 20 Ruskin Avenue, Kew, Richmond, TW9 4DJ, - 18.10.2018
 18 Ruskin Avenue, Kew, Richmond, TW9 4DJ, - 18.10.2018
 16 Ruskin Avenue, Kew, Richmond, TW9 4DJ, - 18.10.2018
 14 Ruskin Avenue, Kew, Richmond, TW9 4DJ, - 18.10.2018
 12 Ruskin Avenue, Kew, Richmond, TW9 4DJ, - 18.10.2018
 Flat 26, Terrano House, 40 Melliss Avenue, Kew, Richmond, TW9 4BZ, - 18.10.2018
 Flat 25, Terrano House, 40 Melliss Avenue, Kew, Richmond, TW9 4BZ, - 18.10.2018
 Flat 24, Terrano House, 40 Melliss Avenue, Kew, Richmond, TW9 4BZ, - 18.10.2018
 Flat 23, Terrano House, 40 Melliss Avenue, Kew, Richmond, TW9 4BZ, - 18.10.2018
 Flat 22, Terrano House, 40 Melliss Avenue, Kew, Richmond, TW9 4BZ, - 18.10.2018
 Flat 21, Terrano House, 40 Melliss Avenue, Kew, Richmond, TW9 4BZ, - 18.10.2018
 Flat 20, Terrano House, 40 Melliss Avenue, Kew, Richmond, TW9 4BZ, - 18.10.2018
 Flat 19, Terrano House, 40 Melliss Avenue, Kew, Richmond, TW9 4BZ, - 18.10.2018
 Flat 18, Terrano House, 40 Melliss Avenue, Kew, Richmond, TW9 4BZ, - 18.10.2018
 Flat 17, Terrano House, 40 Melliss Avenue, Kew, Richmond, TW9 4BZ, - 18.10.2018
 Flat 16, Terrano House, 40 Melliss Avenue, Kew, Richmond, TW9 4BZ, - 18.10.2018
 Flat 15, Terrano House, 40 Melliss Avenue, Kew, Richmond, TW9 4BZ, - 18.10.2018
 Flat 14, Terrano House, 40 Melliss Avenue, Kew, Richmond, TW9 4BZ, - 18.10.2018
 Flat 13, Terrano House, 40 Melliss Avenue, Kew, Richmond, TW9 4BZ, - 18.10.2018

Flat 18,Aura House,39 Melliss Avenue,Kew,Richmond,TW9 4BX, - 18.10.2018
Flat 16,Aura House,39 Melliss Avenue,Kew,Richmond,TW9 4BX, - 18.10.2018
Flat 15,Aura House,39 Melliss Avenue,Kew,Richmond,TW9 4BX, - 18.10.2018
Flat 17,Aura House,39 Melliss Avenue,Kew,Richmond,TW9 4BX, - 18.10.2018
Flat 26,Aura House,39 Melliss Avenue,Kew,Richmond,TW9 4BX, - 18.10.2018
Flat 22,Aura House,39 Melliss Avenue,Kew,Richmond,TW9 4BX, - 18.10.2018
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Flat 9,Aura House,39 Melliss Avenue,Kew,Richmond,TW9 4BX, - 18.10.2018
Flat 8,Aura House,39 Melliss Avenue,Kew,Richmond,TW9 4BX, - 18.10.2018
Flat 7,Aura House,39 Melliss Avenue,Kew,Richmond,TW9 4BX, - 18.10.2018
Flat 5,Aura House,39 Melliss Avenue,Kew,Richmond,TW9 4BX, - 18.10.2018
Flat 10,Aura House,39 Melliss Avenue,Kew,Richmond,TW9 4BX, - 18.10.2018
Flat 6,Aura House,39 Melliss Avenue,Kew,Richmond,TW9 4BX, - 18.10.2018
Flat 4,Aura House,39 Melliss Avenue,Kew,Richmond,TW9 4BX, - 18.10.2018
Flat 3,Aura House,39 Melliss Avenue,Kew,Richmond,TW9 4BX, - 18.10.2018
Flat 2,Aura House,39 Melliss Avenue,Kew,Richmond,TW9 4BX, - 18.10.2018
Flat 1,Aura House,39 Melliss Avenue,Kew,Richmond,TW9 4BX, - 18.10.2018
1A Bessant Drive,Richmond,TW9 4AD, - 18.10.2018
68 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
66 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
64 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
62 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
60 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
56 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
54 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
58 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
52 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
44 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
42 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
38 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
50 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
48 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
46 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
40 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
36 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
34 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
32 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
30 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
28 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
26 Defoe Avenue,Kew,Richmond,TW9 4DT, - 18.10.2018
21 Ruskin Avenue,Kew,Richmond,TW9 4DR, - 18.10.2018
22 Ruskin Avenue,Kew,Richmond,TW9 4DJ, - 18.10.2018
20 Defoe Avenue,Kew,Richmond,TW9 4DL, - 18.10.2018
18 Defoe Avenue,Kew,Richmond,TW9 4DL, - 18.10.2018
16 Defoe Avenue,Kew,Richmond,TW9 4DL, - 18.10.2018
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8 Defoe Avenue,Kew,Richmond,TW9 4DL, - 18.10.2018
6 Defoe Avenue,Kew,Richmond,TW9 4DL, - 18.10.2018
4 Defoe Avenue,Kew,Richmond,TW9 4DL, - 18.10.2018
2 Defoe Avenue,Kew,Richmond,TW9 4DL, - 18.10.2018
Flat 12,Dorchester House,8 Strand Drive,Kew,Richmond,TW9 4DX, - 18.10.2018
Flat 13,Dorchester House,8 Strand Drive,Kew,Richmond,TW9 4DX, - 18.10.2018
Flat 16,Dorchester House,8 Strand Drive,Kew,Richmond,TW9 4DX, - 18.10.2018
Flat 20,Dorchester House,8 Strand Drive,Kew,Richmond,TW9 4DX, - 18.10.2018
Flat 21,Dorchester House,8 Strand Drive,Kew,Richmond,TW9 4DX, - 18.10.2018
Flat 27,Dorchester House,8 Strand Drive,Kew,Richmond,TW9 4DX, - 18.10.2018
Flat 29,Dorchester House,8 Strand Drive,Kew,Richmond,TW9 4DX, - 18.10.2018
Flat 4,Dorchester House,8 Strand Drive,Kew,Richmond,TW9 4DX, - 18.10.2018
Flat 8,Birchgrove House,4 Strand Drive,Kew,Richmond,TW9 4DN, - 18.10.2018
Flat 19,Charlwood House,6 Strand Drive,Kew,Richmond,TW9 4DP, - 18.10.2018

Flat 14, Chancery House, Levett Square, Richmond, TW9 4FD, - 18.10.2018
 Flat 13, Chancery House, Levett Square, Richmond, TW9 4FD, - 18.10.2018
 Flat 11, Chancery House, Levett Square, Richmond, TW9 4FD, - 18.10.2018
 Flat 9, Chancery House, Levett Square, Richmond, TW9 4FD, - 18.10.2018
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 Flat 5, Chancery House, Levett Square, Richmond, TW9 4FD, - 18.10.2018
 Flat 22, Verdant House, Levett Square, Richmond, TW9 4FE, - 18.10.2018
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 Flat 9, Verdant House, Levett Square, Richmond, TW9 4FE, - 18.10.2018
 Flat 4, Verdant House, Levett Square, Richmond, TW9 4FE, - 18.10.2018
 Flat 43, Advent House, Levett Square, Richmond, TW9 4FA, - 18.10.2018
 Flat 41, Advent House, Levett Square, Richmond, TW9 4FA, - 18.10.2018
 Flat 40, Advent House, Levett Square, Richmond, TW9 4FA, - 18.10.2018
 Flat 39, Advent House, Levett Square, Richmond, TW9 4FA, - 18.10.2018
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 Flat 37, Advent House, Levett Square, Richmond, TW9 4FA, - 18.10.2018
 Flat 35, Advent House, Levett Square, Richmond, TW9 4FA, - 18.10.2018
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 Flat 4, Advent House, Levett Square, Richmond, TW9 4FA, - 18.10.2018
 Flat 3, Advent House, Levett Square, Richmond, TW9 4FA, - 18.10.2018
 First Floor Flat, 24 Defoe Avenue, Kew, Richmond, TW9 4DT, - 18.10.2018
 Ground Floor Flat, 24 Defoe Avenue, Kew, Richmond, TW9 4DT, - 18.10.2018

History: Development Management, Appeals, Building Control, Enforcements:

Development Management

Status: GTD Application: 04/0201
 Date: 17/03/2004 Proposed New Signage Over Main Entrance.

Development Management

Status: GTD Application: 74/0878/ADV
 Date: 16/09/1974 For Advertisements.

Development Management

Status: GTD Application: 76/0219/ADV
 Date: 10/05/1976 For Advertisements.

Development Management

Status: REF Application: 10/0771/FUL

Date:12/05/2010	Provision of DDA ramp for means of escape from Q1.
<u>Development Management</u> Status: REF Date:12/05/2010	Application:10/0772/FUL Replacement of two sets of external steps with DDA compliant ramps for means of escape.
<u>Development Management</u> Status: GTD Date:01/10/2010	Application:10/1448/FUL Provision of glazed lobbies to main front entrance and rear entrance
<u>Development Management</u> Status: GTD Date:05/10/2010	Application:10/1525/FUL Reprovision and extension including secure fencing of existing staff cycle storage.
<u>Development Management</u> Status: GTD Date:26/08/2010	Application:10/1911/FUL Provision of a smoking shelter including level access.
<u>Development Management</u> Status: GTD Date:26/08/2010	Application:10/2004/FUL Proposed 4x emergency egress ramps.
<u>Development Management</u> Status: GTD Date:27/09/2010	Application:10/2252/FUL Increased provision from 8 to 36 visitor cycle racks with covered canopies.
<u>Development Management</u> Status: GTD Date:21/01/2011	Application:10/2764/FUL Replacement of 4 existing air conditioning units on Q1 building northwest elevation (ground floor). Two additional air conditioning units adjacent.
<u>Development Management</u> Status: GTD Date:02/12/2010	Application:10/2997/FUL Replacement of 5 no. window units on northwest elevation of first floor Q1 building with 5 no. louvre panels for cooling in I.T suite.
<u>Development Management</u> Status: GTD Date:21/01/2011	Application:10/3257/FUL Replacement of 4no existing air conditioning units with 4no new units on ground floor podium of northwest elevation, Q1 building.
<u>Development Management</u> Status: GTD Date:28/02/2011	Application:10/2252/DD01 Details pursuant to condition U49239 (Drawings) of planning permission 10/2252/FUL
<u>Development Management</u> Status: GTD Date:03/03/2011	Application:11/0694/FUL Alternative "Broxap" cycle shelters for the planning approval 10/2252/FUL
<u>Development Management</u> Status: GTD Date:04/08/2011	Application:11/1929/FUL Replacement and re-roofing of inclined glazing to the Atria and glazed link roofs of Q2 building (option 2).
<u>Development Management</u> Status: GTD Date:05/08/2011	Application:11/1930/FUL Replacement and re-roofing of inclined glazing to the Atria and glazed link roofs of Q2 building (option 3).
<u>Development Management</u> Status: GTD Date:15/09/2011	Application:11/2107/PS192 Renewing the existing inclined glazing to the atria and glazed links to Q2 with replacement double glazed insulated glass units with increased thermal properties in existing framework (option 1).
<u>Development Management</u> Status: GTD Date:06/08/2012	Application:12/1895/PS192 Renewing existing vertical glazing to atria and links to Q2 (areas 1, 2 & 5) with replacement double glazed glass units with increased thermal properties in existing framework, including removal of 'art glass' in area 1 entrance area.
<u>Development Management</u> Status: GTD Date:29/07/2013	Application:13/1981/ADV Installation of eight flag poles and associated banners on the bridge on the main pedestrian approach to the building.

Status: GTD Date:29/07/2013	Application:13/1982/ADV High level large format external signage to north and west elevations of the Q1 building.
<u>Development Management</u> Status: GTD Date:12/08/2013	Application:13/2186/ADV Two flag poles & flags
<u>Development Management</u> Status: GTD Date:06/11/2013	Application:13/2662/FUL Reprovision and extension to existing staff cycle storage, including secure fencing.
<u>Development Management</u> Status: GTD Date:18/10/2013	Application:10/1911/EXT Application for an extension of time to planning permission 10/1911/FUL.
<u>Development Management</u> Status: GTD Date:21/10/2013	Application:10/2004/EXT Application for an extension of time to planning permission 10/2004/FUL.
<u>Development Management</u> Status: GTD Date:27/11/2013	Application:13/3374/FUL Renewal of existing cooling towers (in external enclosure). Existing enclosure is retained, new cooling towers to same dimensions and in same locations as the existing towers.
<u>Development Management</u> Status: REF Date:18/02/2014	Application:13/4793/ADV Large scale 'wrap' banners on n.w. and s.w. elevations.
<u>Development Management</u> Status: GTD Date:04/04/2014	Application:13/3374/DD01 Details pursuant to items 1a and 1b in condition U66327 (Replacement Cooling Towers Noise Control), of planning permission 13/3374/FUL.
<u>Development Management</u> Status: GTD Date:02/05/2014	Application:14/0913/ADV Banners on n.w. and s.w. elevations.
<u>Development Management</u> Status: GTD Date:30/04/2014	Application:14/0983/PS192 Application of window film to the inside face of existing windows in Q2.
<u>Development Management</u> Status: GTD Date:07/10/2014	Application:13/3374/DD02 Details pursuant to item 1C of condition U66327 (Replacement Cooling Towers Noise Control) of planning permission 13/3374/FUL for renewal of existing cooling towers (in external enclosure), existing enclosure is retained, new cooling towers to same dimensions and in same locations as the existing towers.
<u>Development Management</u> Status: GTD Date:21/05/2015	Application:15/1475/ADV New banners to North West and South West elevations of Q1 Building.
<u>Development Management</u> Status: GTD Date:01/10/2015	Application:15/3432/FUL Localised ground floor glazing amendments and ancillary works to the South East elevation of the cafe, Q.1 building.
<u>Development Management</u> Status: GTD Date:07/10/2015	Application:15/3554/FUL Relocation of TNA entrance gates and pedestrian side gate, and installation of sliding metal security gate to the TNA car park entrance; changes needed due to vehicle access location into adjacent Taylor Wimpey residential site. Repositioning of existing services and signage in connection with above. Realignment of kerbs associated with above, also increasing width of part of TNA service road to improve turning and safety on entrance to site. Construction of TNA 'welcome wall' feature, amendments to pavements, walkways and associated landscaping to improve pedestrian access. Enlarged coach parking bay to improve manoeuvring space.
<u>Development Management</u> Status: GTD Date:20/01/2016	Application:15/3554/DD01 Details pursuant to condition DV49 - Construction Method Statement of planning permission 15/3554/FUL.
<u>Development Management</u>	

Status: GTD
Date:31/08/2017

Application:17/2606/ADV
Erection of banners on North West and South West elevations of the 'Q1' building to promote awareness of the family programme and the National Archives 40th anniversary on its Kew site.

Development Management

Status: WDN
Date:22/05/2018

Application:18/1090/ADV
Retrospective application for the installation of 11 no. small scale non-illuminated information signs located in and adjacent to the National Archives' car park accessed off Bessant Drive.

Development Management

Status: PDE
Date:

Application:18/2439/ADV
Installation of 3 no. non-illuminated, information signs mounted at the entrance to the National Archives' car park accessed off Bessant Drive.

Development Management

Status: PDE
Date:

Application:18/3078/PS192
Non illuminated information signs located in car park accessed of Bessant Drive.

Development Management

Status: GTD
Date:12/10/2018

Application:18/3171/PS192
Replacing perimeter windows and glazing to all 4 elevations of Q.1 building at 2nd, 3rd and 4th floors only.

Development Management

Status: PCO
Date:

Application:18/3357/FUL
Q1 Building - replacement of roof over readers' room atrium, new internal access stair and service hatch, sundry repairs and ancillary works to existing roof.

Building Control

Deposit Date: 02.07.2010
Reference: 10/1231/IN

Internal alterations to map room

Building Control

Deposit Date: 07.07.2010
Reference: 10/1263/IN

Construction of emergency egress ramp

Building Control

Deposit Date: 23.09.2010
Reference: 10/1867/IN

Internal alterations to open reading room

Building Control

Deposit Date: 27.09.2010
Reference: 10/1887/IN

Construction of new main entrances and porches

Building Control

Deposit Date: 15.02.2011
Reference: 11/0273/IN

Installation of CHP and associated works

Building Control

Deposit Date: 08.04.2011
Reference: 11/0638/IN

Construction of camera room

Building Control

Deposit Date: 20.06.2011
Reference: 11/1137/IN

Alterations to security office

Building Control

Deposit Date: 27.06.2011
Reference: 11/1183/IN

Refurbishment, replacement and alterations to roof

Building Control

Deposit Date: 15.07.2011
Reference: 11/1351/IN

Alterations to existing surface water drainage

Building Control

Deposit Date: 14.11.2011
Reference: 11/2192/IN

Document store and office

Building Control

Deposit Date: 12.01.2012
Reference: 12/0062/IN

Humidification plan upgrade works.

Building Control

Deposit Date: 07.06.2012 Reference: 12/1043/IN	Replacement vertical glazing to the Q2 link and associated ancillary areas
<u>Building Control</u> Deposit Date: 27.06.2012 Reference: 12/1185/IN	Humidification plan upgrade
<u>Building Control</u> Deposit Date: 17.10.2012 Reference: 12/1952/IN	Alterations to museum
<u>Building Control</u> Deposit Date: 16.11.2011 Reference: 13/1215/IN	Construction of office accommodation and associated works
<u>Building Control</u> Deposit Date: 20.09.2013 Reference: 13/1968/IN	Fire stopping and fire door upgrade
<u>Building Control</u> Deposit Date: 06.01.2014 Reference: 14/0013/IN	Refurbishment of ARK ground floor kitchen
<u>Building Control</u> Deposit Date: 06.01.2014 Reference: 14/0014/IN	Refurbishment of bar
<u>Building Control</u> Deposit Date: 06.01.2014 Reference: 14/0015/IN	Building work associated with cooling tower replacement
<u>Building Control</u> Deposit Date: 06.01.2014 Reference: 14/0016/IN	Alterations and refurbishment to kitchen/dining room
<u>Building Control</u> Deposit Date: 17.02.2016 Reference: 16/0365/IN	Fit out of existing restaurant and runway area; to include removal of existing suspended ceiling over to expose the underside of structural ceiling, alterations to form a small area of fabric canopy at ceiling level over part of the restaurant, small areas of MP plaster finish dropped ceilings and alteration of cosmetic finishes. Removal of non-load bearing partitions. Reinstatement of mechanical services, AC, fire alarm and emergency lighting. (Excluded are building works not described that can be self-certified under a current competent person scheme).
<u>Building Control</u> Deposit Date: 19.07.2016 Reference: 16/1588/IN	Fit out and construction of new meeting/conference/events room, learning room and storage area within the existing first floor public access space. Talks space to hold 150 people and 250 people when opened into L shape
<u>Building Control</u> Deposit Date: 19.07.2016 Reference: 16/1589/IN	Alterations and fit out to the existing bookshop and alterations to the entrance
<u>Building Control</u> Deposit Date: 25.09.2018 Reference: 18/1710/IN	Replacement roof light including new access stair new windows and repairs to roof to building Q1 (see exclusions**) (*) With reference to 5 (a) we would point out that there will be no new connection to the main sewer as all drains are taken to existing manholes.
<u>Enforcement</u> Opened Date: 11.12.2015 Reference: 15/0828/EN/BCN	Enforcement Enquiry
<u>Enforcement</u> Opened Date: 27.03.2018 Reference: 18/0144/EN/UBW	Enforcement Enquiry

Recommendation:

The determination of this application falls within the scope of Officer delegated powers - YES / NO

I therefore recommend the following:

- 1. REFUSAL
- 2. PERMISSION
- 3. FORWARD TO COMMITTEE

This application is CIL liable YES* NO
(*If yes, complete CIL tab in Uniform)

This application requires a Legal Agreement YES* NO
(*If yes, complete Development Condition Monitoring in Uniform)

This application has representations online (which are not on the file) YES NO → observation

This application has representations on file YES NO

Case Officer (Initials): KB.....

Dated: 3/12/18.....

I agree the recommendation:

~~Team Leader/Head of Development Management/Principal Planner~~

Dated: 04/12/2018.....

This application has been subject to representations that are contrary to the officer recommendation. The Head of Development Management has considered those representations and concluded that the application can be determined without reference to the Planning Committee in conjunction with existing delegated authority.

Head of Development Management:

Dated:

REASONS:
CONDITIONS:
INFORMATIVES:
UDP POLICIES:
OTHER POLICIES:

The following table will populate as a quick check by running the template once items have been entered into Uniform

SUMMARY OF CONDITIONS AND INFORMATIVES

CONDITIONS

INFORMATIVES

18/3357/FUL
The National Archives,
Ruskin Avenue, Kew
Project officer report

Proposal

The proposed scheme is for works to the roof of the Q1 building which includes replacement of the roof over readers' room atrium; vents to be refurbished; new maintenance walkway and hatch; and repair work to the existing main roof.

Site Description

The subject site is expansive and currently contains a multi storey building which is occupied by 'The National Archives' and ancillary uses. The Q1 Building to which this application references is the square shaped building located on the northern section of the site. The subject site is located within the 'Kew Village Area 14 Character Area' and identified as 'Other Open Land of Townscape Importance'. The site is located within Flood Zones 2, 3 and 3a.

Relevant Planning History

Application number	Description	Determination
18/3171/PS192	Replacing perimeter windows and glazing to all 4 elevations of Q.1 building at 2nd, 3rd and 4th floors only.	Granted 12/10/2018
15/3432/FUL	Localised ground floor glazing amendments and ancillary works to the South East elevation of the cafe, Q.1 building.	Granted 01/10/2015
10/3257/FUL	Replacement of 4no existing air conditioning units with 4no new units on ground floor podium of northwest elevation, Q1 building.	Granted 21/01/2011

Planning Policies

Local Plan (LP) 2018

LP1 – Local Character and Design Quality

LP8 – Amenity and Living Conditions

LP14 – Other Open Land of Townscape Importance

Public Representation

The occupants of 405 neighbouring properties were consulted as part of the application. An observation was submitted which queries whether the proposed atrium roof could be flat as it would be visible and impact the existing roof shape.

Amendments

The applicant submitted revised plans which resulted in some minor design changes to the proposed roof. It was requested the application was re-exhibited.

Assessment

Policy LP1 states that the Council will require all development to be of high architectural and urban design quality. The high quality character and heritage of the borough and its villages will need to be maintained and enhanced where opportunities arise. Development proposals will have to demonstrate a thorough understanding of the site and how it relates to its existing context, including character and appearance, and take opportunities to improve the quality and character of buildings, spaces and the local area.

The subject site is a large government building that is well insulated from the streetscape due to the expansive grounds to which it sits. It is a unique fixture in Kew and whilst it impacts the character of the area it is not comparable to the surrounding buildings.

The site is identified as Other Open Land of Townscape Importance and as the proposal is for alterations to the existing roof the impacts on the openness of the site are acceptable. Policy LP14 describes development that is appropriate on Other Open Land of Townscape Importance to include *replacement of, or minor extension to, existing built facilities*.

The National Archives site has two main buildings, Q1 and Q2 with a connecting portal. This application seeks to modify the roof of Q1 which is the square building on the northern portion of the site. The building is predominantly concrete with a roof that is barely visible from the grounds. With the exception of the roof over the atrium, the majority of the works to the roof would be refurbishing or replacing existing elements. There are some new features such as handrails and access hatch. These changes are not considered to do harm to the building and it is unlikely they would be visible from ground level.

The proposed roof over the atrium would increase the existing height of the roof by 3 metres and have a square footprint with 10 metre widths. The roof shape would be curved when viewed from the south-east and north-west. The roof of the Q1 building is over 7000m² and the height of the building is over 20 metres therefore the new section of roof is subordinate to the original building. The atrium roof would also be set in over 25 metres at every side and it is unlikely it would be visible from nearby buildings and in particular from ground level. The proposal would have an acceptable impact on the design of the original building in keeping with the aims and objectives of LP1.

Given the setbacks of the building from neighbouring properties and the scale of the proposed changes to the roof any amenity impacts on the neighbouring sites would be acceptable. The proposal satisfies the requirements of policy LP8.

Conclusion

The proposed modifications to the National Archives Building would not do harm to the original building nor have unacceptable impacts on the amenity of neighbouring properties. As the modifications are minor extensions or replacements to an existing building the impact on the character of the Other Open Land of Townscape Importance site is considered acceptable. The proposal satisfies the aims and objectives of policies LP1, LP8 and LP14 of the Local Plan.

Recommendation:

It is recommended that application 18/3357/FUL be granted approval subject to conditions.