

Application reference: 22/3052/DD03 NORTH RICHMOND WARD

Date application received	Date made valid	Target report date	8 Week date
21.08.2024	21.08.2024	16.10.2024	16.10.2024

Site:

243 - 253 Lower Mortlake Road, Richmond, ,

Proposal:

Details pursuant to condition U0167444 Submitted Arboricultural Details, of planning permission 22/3052/FUL.

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

APPLICANT NAME

Silver Bells Administration
243-253 London House
Lower Mortlake Road
Richmond
TW9 2LL
United Kingdom

AGENT NAME

Mrs Kathryn James
5 Rayleigh Road
Shenfield
Brentwood
CM13 1AB
United Kingdom

DC Site Notice: printed on and posted on and due to expire on

Consultations:

Internal/External:

Consultee

LBRuT Trees Preservation Officer (South)

Expiry Date

11.09.2024

Neighbours:

-

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

Development Management

Status: REF Application:92/1293/FUL
Date:08/02/1993 Change Of Use Of Office Unit On Ground Floor To Car Hire Office.

Development Management

Status: WNA Application:04/3455/ADV
Date:07/04/2014 Erection of a 1 x 48 sheet free-standing internally illuminated advertisement hoarding.

Development Management

Status: GTD Application:05/3752/FUL
Date:21/04/2006 Create mini cab booking office. No cars calling at the office.

Development Management

Status: GTD Application:15/3294/ADV
Date:10/09/2015 Replacement of existing single sided internally-illuminated backlit 48 sheet advertising unit with single new internally-illuminated digital LED 48 sheet advertising unit.

Development Management

Status: ARPR Application:20/3611/GPH02
Date:22/02/2021 (Application type corrected) - Construction of two storey extension increasing height of the existing building to 13.3m to create 10 residential units with associated cycle and refuse stores.

Development Management

Status: GTD Application:22/3052/FUL
Date:24/10/2023 Extension, refurbishment and landscaping to existing Class E office building including a single storey rear extension, stair core extensions, and second floor roof extension with second floor rear terrace.

Development Management
Status: GTD Application:22/3052/DD01
Date:22/05/2024 Partial discharge of details pursuant to condition DV29F - Potentially Contaminated Sites (Part 1a), of planning permission 22/3052/FUL

Development Management
Status: PCO Application:22/3052/DD02
Date: Details pursuant to condition DV29F - Potentially Contaminated Sites - Phase 2 Environmental Investigation of planning permission 22/3052/FUL.

Development Management
Status: PCO Application:22/3052/DD03
Date: Details pursuant to condition U0167444 Submitted Arboricultural Details, of planning permission 22/3052/FUL.

Development Management
Status: PCO Application:22/3052/DD04
Date: Details in pursuant of condition U0167443 (Construction Ecological Management Plan) of planning permission 22/3052/FUL

Appeal
Validation Date: 09.12.2020 Appeal against
Reference: 20/0309/AP/ENF

Building Control
Deposit Date: 28.08.2014 Install replacement window(s) in a dwelling
Reference: 14/FEN02554/FENSA

Enforcement
Opened Date: 21.05.2003 Enforcement Enquiry
Reference: 03/00190/EN

Enforcement
Opened Date: 22.03.2004 Enforcement Enquiry
Reference: 04/00108/EN

Enforcement
Opened Date: 12.02.1996 Enforcement Enquiry
Reference: 96/00079/EN

Enforcement
Opened Date: 27.08.2004 Enforcement Enquiry
Reference: 04/0382/EN/ADV

Enforcement
Opened Date: 05.07.2018 Enforcement Enquiry
Reference: 93/00011/EN

Enforcement
Opened Date: 27.01.2020 Enforcement Enquiry
Reference: 20/0032/EN/EOP

Enforcement
Opened Date: 15.06.2021 Enforcement Enquiry
Reference: 21/0236/EN/EOP

Enforcement
Opened Date: 09.02.2022 Enforcement Enquiry
Reference: 22/0037/EN/USN

Enforcement
Opened Date: 16.11.2022 Enforcement Enquiry
Reference: 22/0546/EN/USN

Enforcement
Opened Date: 07.08.2024 Enforcement Enquiry
Reference: 24/0394/EN/BCN

Application Number	22/3052/DD03
Address	London House 243 - 253 Lower Mortlake Road Richmond
Proposal	Details pursuant to condition U0167444 Submitted Arboricultural Details, of planning permission 22/3052/FUL.
Contact Officer	Roberta Henriques
Target Determination Date	16th October 2024

1. DESCRIPTION OF THE PROPOSAL AND ANY RELEVANT PLANNING HISTORY .

Details pursuant to condition U0167444 - Submitted Arboricultural Details of planning permission 22/3052/FUL.

The comprehensive list of planning history can be found above however the most relevant planning history is as follows:

22/3052/FUL Extension, refurbishment and landscaping to existing Class E office building including a single storey rear extension, stair core extensions, and second floor roof extension with second floor rear terrace. **Granted.**

2. EXPLANATION OF OFFICER RECOMMENDATION

The relevant conditions state:

U0167444 - Submitted Arboricultural Details

A. The development hereby approved shall not be implemented other than in accordance with the principles and methodology as described within the approved Arboricultural details "Arboricultural Method Statement, prepared by David Archer Associates, dated May 2023", unless otherwise previously agreed in writing with the Local Planning Authority.

B. Prior to commencement of works, confirmation of the appointment of a retained Arboricultural consultant to conduct and submit an auditable system of site supervision and monitoring shall be submitted to the Arboricultural Officer.

C. Monitoring reports shall be submitted to the Arboricultural Officer upon completion of works hereby approved.

REASON: To ensure that the tree(s) are not damaged or otherwise adversely affected by demolition, building operations, excavations and soil compaction.

The following has been submitted:

- Confirmation of Appointment Letter
- Cover letter

The council's Tree Officer has been consulted on the submitted documentation and is satisfied that the contents of the Confirmation of Appointment meets the criteria for site supervision and monitoring. Therefore, the officer has recommended the discharge of Section B of condition U0167444.

3. RECOMMENDATION

The **partial discharge** of details pursuant to condition U0167444– 'Submitted Arboricultural Details' of planning permission 22/3052/FUL, is recommended.

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

This application has representations on file YES NO

Case Officer (Initials): ...RHE.....

Dated:16/09/2024.....

I agree the recommendation:

Senior Planner

VAA

Dated: 16.09.24

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

U0094364	DD Informative
U0094368	Applicant Informative