

CITY OF WESTMINSTER
 PLANNING APPLICATIONS SUB COMMITTEE – 16th April 2024
 SCHEDULE OF APPLICATIONS TO BE CONSIDERED

| Item No | References | Site Address | Proposal | Applicant |
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| 1. | <p>RN(s): 23/08458/FULL & 23/08621/LBC</p> <p>Abbey Road</p> | <p>Ground Floor Lords Cricket Ground St John's Wood Road London NW8 8QN</p> | <p>Application 1 :23/08458/FULL: Demolition of the existing Allen stand and the erection of a new stand with a link bridge to the adjacent Pavilion, refurbishment and extension of the Tavern Stand including the provision of new hospitality facilities, retail and food and beverage floorspace. Works also include hard and soft landscaping, servicing facilities, and all necessary ancillary and enabling works, plant and equipment, and installation of PV panels on the Thomas Lord Suite.</p> <p>Application 2:23/0862/LBC: Demolition of existing bridge link and creation of a new bridge link between the Pavilion building and the Allen Stand and restoration of terracotta cladding on the Pavilion Building.</p> | Marylebone Cricket Club |
| <p>Recommendation</p> <ol style="list-style-type: none"> 1. Grant conditional permission, subject to the completion of a section 106 agreement to secure: <ol style="list-style-type: none"> (a) A carbon offset payment of up to £61,380 (index linked and payable on commencement of development). (b) S106 Monitoring costs. 2. If the S106 legal agreement has not been completed within 6 weeks of the date of the Sub-Committee's resolution then: <ol style="list-style-type: none"> (a) The Director of Town Planning and Building Control shall consider whether it would be possible and appropriate to issue the permission with additional conditions attached to secure the benefits listed above. If so, the Director of Planning is authorised to determine and issue the decision under Delegated Powers; however, if not; (b) The Director of Town Planning and Building Control shall consider whether the permission should be refused on the grounds that the proposals are unacceptable in the absence of the benefits which would have been secured; if so, the Director of Planning is authorised to determine the application and agree appropriate reasons for refusal under Delegated Powers. 3. Grant conditional listed building consent. 4. Agree the reasons for granting conditional listed building consent. | | | | |
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| 2. | <p>RN(s): 23/08666/FULL & 23/08667/LBC</p> <p>Marylebone</p> | <p>16 - 18 Montagu Place & 21 Bryanston Square, London W1H 2BQ</p> | <p>Demolition and replacement of the single storey roof structure; erection of one additional storey on the podium section fronting on to Bryanston Mews East; alterations and recladding of the east façade including PV brickwork; creation of new entrance, access ramps and planters to the west facade on Bryanston Square; incorporation of new solar blinds; and installation of solar panels and green roof areas at roof level; replacement of main entrance doors and glazing on north and west elevations. Internal</p> | The Planning Lab |

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| | | | alterations at all floor levels. Internal alterations at all floor levels. | |
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| <p>Recommendation</p> <p>Grant conditional planning permission and listed building consent in accordance with the provisions of section 14 of the Planning (Listed Buildings and Conservation Areas) Act 1990.</p> | | | | |
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| 3. | <p>RN(s): 21/07776/FULL</p> <p>West End</p> | <p>529 - 533 Oxford Street London W1C 2QL</p> | <p>Use of ground floor and mezzanine level as a food court including provision for on- and off-site consumption of food and drinks (Sui Generis) and external alterations, changing shopfront doors on Oxford Street.</p> | <p>Meds Corner</p> |
| <p>Recommendation</p> <p>Grant conditional permission.</p> | | | | |
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| 4. | <p>RN(s): 23/07483/FULL</p> <p>West End</p> | <p>Developme nt Site At 19 To 24 Dering Street London</p> | <p>Part demolition, part redevelopment and extension to provide a building of two basements, ground and five upper floors, setback sixth floor and setback seventh floor with roof plant and terraces, accommodating commercial, business and service (Class E) use and associated ancillary spaces.</p> | <p>Caleus London 1 Property Ltd</p> |
| <p>Recommendation</p> <p>1. Grant conditional permission subject to a S106 legal agreement to secure the following obligations:</p> <ul style="list-style-type: none"> (a) Undertaking of all highways works immediately surrounding the site, to the City Council's specification and at the full cost to the developer (highway works to be agreed prior to commencement of the development); (b) A financial contribution of £195,030 (index linked) towards the Carbon Off Set Fund (payable prior to the commencement of the development); (c) 'Be Seen' monitoring and reporting on the actual operational energy performance of the building, including as-built and in-use stage data; (d) d) A financial contribution of £145,287 (if the ground floor unit is used for Class E (a) or E (b) purposes) or £145,995 (if the ground floor unit is used for Class E (c) purposes) (index linked) towards initiatives that provide local employment, training opportunities and skills development and supporting the Westminster Employment service (payable prior to the commencement of the development); (e) The costs of monitoring the S106 agreement. | | | | |

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| | <p>2. If the S106 legal agreement has not been completed within 3 months from the date of the Committee's resolution then:</p> <p>(a) The Director of Town Planning & Building Control shall consider whether the permission can be issued with additional conditions attached to secure the benefits listed above. If this is possible and appropriate, the Director of Town Planning & Building Control is authorised to determine and issue such a decision under Delegated Powers; however, if not</p> <p>(b) The Director of Town Planning & Building Control shall consider whether permission should be refused on the grounds that it has not proved possible to complete an agreement within an appropriate timescale, and that the proposals are unacceptable in the absence of the benefits that would have been secured; if so the Director of Town Planning & Building Control is authorised to determine the application and agree appropriate reasons for refusal under Delegated Powers.</p> <p>3. That the Sub-Committee authorises the making of a draft order pursuant to s247 of the Town and Country Planning Act 1990 for the stopping up of a part of the public highway on Dering Street and Tenterden Steet. That the Director of Town Planning and Building Control, Executive Director of Environment and City Management, Director of City Highways or other such proper officer of the City Council responsible for highway functions, be authorised to take all necessary procedural steps in conjunction with the making of the order and to make the order as proposed if there are no unresolved objections to the draft order.</p> | | | |
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| 5. | <p>RN(s): 23/04155/FULL</p> <p>Vincent Square</p> | <p>1 Bessborough Gardens London SW1V 2JQ</p> | <p>Alterations at roof level including erection of infill extension at fourth floor to provide new office accommodation, erection of rooftop pavilion and terraces and raising height of roof parapet, rationalisation of existing rooftop plant; modifications to ground floor entrance, refurbishment of external facades including new ventilation grilles, and alterations to services at lower ground floor level.</p> | <p>Charles Street Buildings (Leicester) Ltd</p> |
| <p>Recommendation Grant conditional permission.</p> | | | | |