

CENTRAL FULHAM (NO. 2) ARTICLE 4 DIRECTION

This purpose of this note is to provide a non technical summary of the information contained within the Article 4 Direction, it does not form part of the legal documentation.

This Article 4 Direction affects the following properties:

- 2, 62 and 69 Felden Street (A, B, C, D, E, F)
- 3 to 67 (odd) Felden Street (A, B, C, D)
- 4 to 60 (even) Felden Street (A, B, C, D)
- 88 Munster Road (A, B, C, D, E, F)

This Article 4 Direction restricts various works from being undertaken as permitted development, and planning permission will be required for the following where a capital letter is shown in brackets after the address in the table above:

- A. Alterations to the front roofs (including roof extensions and the removal of capping above bays).
- B. Alterations to roof coverings on front roofs.
- C. Insertion of windows or alteration or enlargement of existing windows at the front of the dwelling house.
- D. The application or provision of rendering or stone cladding on the front elevation of the dwelling house.
- E. Insertion of windows or alteration or enlargement of existing windows at the side elevation of the dwelling house.
- F. The application or provision of rendering or stone cladding on the side elevation of the dwelling house.

For more information please contact the Urban Design and Conservation Team on 020 8753 1081 or email: planning@lbhf.gov.uk

Development Planning

Keith G. Jones
ARICS, Dip. T.P., MRTPI.

Address letters to
The Director of Development Planning

When telephoning ask for:

Mr. D.G. Eke Ext. 3317
Our ref: DGE/DW/Pt. 3.9

Your ref:

Date: 11 NOV 1985

The Owner/Occupier,

Dear Sir/Madam,

Town and Country Planning Act 1971
Town and Country Planning General Development Orders 1977-81
Direction Under Article 4.3(b)
(Felden Street & 88 Munster Road).

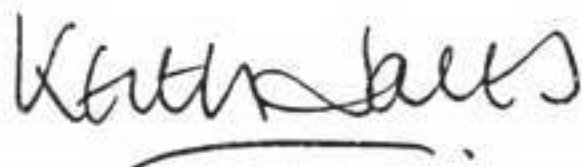
I refer to the letter from the Borough Solicitor dated 8th May 1985, which notified you of the above Article 4 Direction. I am now writing to inform you that the Secretary of State for the Environment approved the Direction, without modification, on the 17th October 1985. The Direction now becomes permanent.

I would therefore like to remind you that planning permission will in the future be required prior to undertaking any of the following forms of development.

1. Alterations to the front roofs (including roof extensions and the removal of capping above bays).
2. Alterations to roof coverings on front roofs.
3. Insertion of windows or alteration or enlargement of existing windows at the front of the dwellinghouses.
4. The application or provision of rendering or stone cladding on the front elevations of the dwellinghouses.

Should you have any queries regarding the Direction please write to the above address, or contact D.G. Eke on 748 3020 X3317.

Yours faithfully,



DIRECTOR OF DEVELOPMENT PLANNING

BWJ.

Mr. B. Bruce. Ext. 263.
BB/FM. 85/409

The Owner/Occupier

Felden Street and 88 Munster Rd. SW6

13.5.85.

Dear Sir/Madam,

LONDON BOROUGH OF HAMMERSMITH AND FULHAM (FELDEN STREET AND
88 MUNSTER ROAD) TOWN AND COUNTRY PLANNING DIRECTION 1985

I write further to the letter dated the 1 May 1985 from the Director of
Development Planning.

As you know at its meeting of 30 April 1985 the Planning Applications
Executive Committee resolved that the Council should make a
Direction to control certain changes to all the properties in
Felden Street and at 88 Munster Road.

The London Borough of Hammersmith and Fulham (Felden Street and
88 Munster Road) Town and Country Planning Direction 1985
was made on 13th May 1985. Accordingly, please note that
if you wish to carry out any of the works set out below
you will now need to apply for planning permission.
Appropriate forms can be obtained for this purpose from
the Director of Development Planning.

The works brought under control by this Direction are:

1. Alterations to the front roofs (including roof extensions and
the removal of capping above bays).
2. Alterations to roof coverings on front roofs.
3. Insertion of windows or alteration or enlargement of existing
windows at the front of the dwellinghouses.
4. The application or provision of rendering or stone cladding
on the front elevations of the dwellinghouses.

The Direction has immediate effect on your property and will remain
in force for 6 months from the 13th May 1985, unless it is
before the termination of that period approved by the Secretary
of State for the Environment, to whom it shall be submitted
for approval in the very near future.

Cont'd. ...

2.

Any comments you wish to make regarding the Direction should be submitted to me at the above address or to The Secretary of State for the Environment, 2 Marsham Street, London, SW1P 3EB.

Yours faithfully,

C. T. Mahoney

C. T. Mahoney
Borough Solicitor.

Legal Services

Borough Solicitor
Address letters to Borough Solicitor
C.T. Mahoney LLB.

When telephoning please ask for:
Mr. B. Bruce. Ext. 263.

Our ref BB/85/409/FM.

Your ref

Date 8.5.85.

The Owner/Occupier

Dear Sir/Madam,

THE LONDON BOROUGH OF HAMMERSMITH AND FULHAM
(FELDEN STREET AND 88 MUNSTER ROAD) TOWN AND
COUNTRY PLANNING DIRECTION 1985

Please find enclosed the formal notification letter relating to the
above direction.

The above controls apply to all of the properties in Felden Street
and to 88 Munster Road.

Please note that the properties 2 Felden Street, 62 Felden Street
69 Felden Street and 88 Munster Road have also been made subject
to additional controls by this direction. These are as follows:-

The insertion of windows or alteration or enlargement of existing
windows at the side elevations of the dwellinghouses and
the application or provision of rendering of stone cladding
on the side elevations of the dwellinghouses.

The Council have brought in these additional controls because
of the corner location of the 4 properties referred to
and the direction shall remain in force in this respect
for a period of 6 months from the 13th May 1985.
The Direction shall therefore expire on the 13th November
1985 unless it is confirmed (with or without modification)
by the Secretary of State before then.

If you wish to comment on the Direction please note what is
said in the final paragraph of the accompanying letter.

Yours faithfully,

for Borough Solicitor.

TOWN AND COUNTRY PLANNING ACT 1971
TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT ORDER 1977-81
LONDON BOROUGH OF HAMMERSMITH AND FULHAM
FELDEN STREET DIRECTION NO. 1

STATEMENT OF REASONS

This statement sets out the Council's reasons for making the above order pursuant to Article 4(3)b of the General Development Order. It consists of the following:

1. Description of the area covered by the Direction.
2. An explanation of the grounds on which the Council considers that the Direction is needed.
3. An account of the measures taken to inform interested persons of the Council's decision to make a Direction.
4. Summary.

The following appendices are attached to this statement:

- | | |
|---------------|--|
| Appendix I | Identification of the properties subject to the Direction (Plan) |
| Appendix II | Changes observed in Felden Street |
| Appendix III | Examples of changes to the properties (photographs) |
| Appendix IV | Letters from residents requesting Council action to safeguard the character of Felden Street |
| Appendix V | Letter from the owner of Number 44 Felden Street regarding a proposed front roof extension |
| Appendix VI | The Class of Development to which the Direction applies |
| Appendix VII | Letter from the Council informing residents of the Decision to make the Direction |
| Appendix VIII | Letter of notification to all properties concerned. |

TOWN AND COUNTRY PLANNING ACT 1971

TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT ORDERS 1977 and 1983
LONDON BOROUGH OF HAMMERSMITH AND FULHAM (FELDEN STREET AND
88 MUNSTER ROAD)

TOWN AND COUNTRY PLANNING DIRECTION 1985

13.5.85

DIRECTION UNDER ARTICLE 4

CENTRAL FULHAM No.2

1. WHEREAS the Council of the London Borough of Hammersmith and Fulham (hereinafter called "the Council") is the appropriate local planning authority for the purposes of Part III of the Town and Country Planning Act 1971 and the Town and Country Planning General Development Orders 1977 and 1983 (hereinafter called "the Act" and "the Development Order" respectively).
2. AND WHEREAS in the opinion of the Council any development of the descriptions contained in Schedule 1 hereunder to the dwellinghouses shown edged red upon the plan annexed hereto and described in Schedule II hereunder and to the dwellinghouses shown coloured yellow upon the said plan as described in Schedule IV hereunder would be prejudicial to the proper planning of the area and/or would constitute a threat to the amenities of the area AND FURTHER the Council consider that such development should therefore be subject to control by the Council.
3. NOW THEREFORE TAKE NOTICE that the dwellinghouses shown edged red and coloured yellow upon the plan annexed hereto shall be subject to control by virtue of this Direction made under Article 4 of the Development Order. The effect of this Direction is that, notwithstanding the provisions of Article 3 of the Development Order the development of the description contained in Schedules I and III hereunder may not be carried out without planning permission granted either by the Council or by the Secretary of State for the Environment under the 1971 Act.
4. AND FURTHER TAKE NOTICE that pursuant to Article 4 (3) (b) of the Development Order this Direction shall have immediate effect on any dwellinghouse as so described in Schedules II and IV and shown edged red and coloured yellow upon the plan aforesaid when notice of such Direction is served on the occupier of that dwellinghouse, or if there is no occupier on the owner thereof AND it will remain in force for six months from the date on which it was made and therefore shall expire on the 12th day of November 1985, unless it has before the termination of the said six months been approved by the Secretary of State for the Environment.
4. THIS DIRECTION may be cited as the London Borough of Hammersmith and Fulham (Felden Street and 88 Munster Road) Town and Country Planning Direction 1985

PART I
SCHEDULE I

The type of development to which this part of the Direction applies are :-

- F (i) alterations to the front roofs (including roof extensions and the removal of capping above bays)
- F (ii) alterations to roof coverings on front roofs
- B (iii) insertion of windows or alteration or enlargement of existing windows at the front of the dwellinghouse
- K (iv) the application or provision of rendering or stone cladding on the front elevations of the dwellinghouses

being development included in Class I(i) of the First Schedule to the Development Order and not being development within any other Class.

SCHEDULE II

The dwellinghouses included in this part of the Direction comprises those properties known as and situate at :-

- 2 - 62 (even inclusive) Felden Street, SW6
- 3 - 69 (odd inclusive) Felden Street, SW6
- 88 Munster Road SW6

being the group of properties shown edged red on the plan annexed hereto

PART 2
SCHEDULE III

The type of development to which this part of the Direction applies are :-

- A (i) insertion of windows or alteration or enlargement of existing windows at the side elevations of the dwellinghouses
- K (ii) the application or provision of rendering or stone cladding on the side elevations of the dwellinghouses

being development included in Class I(i) of the First Schedule to the Development Order and not being development within any other Class.

SCHEDULE IV

The dwellinghouses included in this part of the Direction comprises those properties shown as and situate at :-

2 Felden Street, SW6
62 Felden Street, SW6
69 Felden Street, SW6
88 Munster Road, SW6

being those properties coloured yellow on the plan annexed hereto.

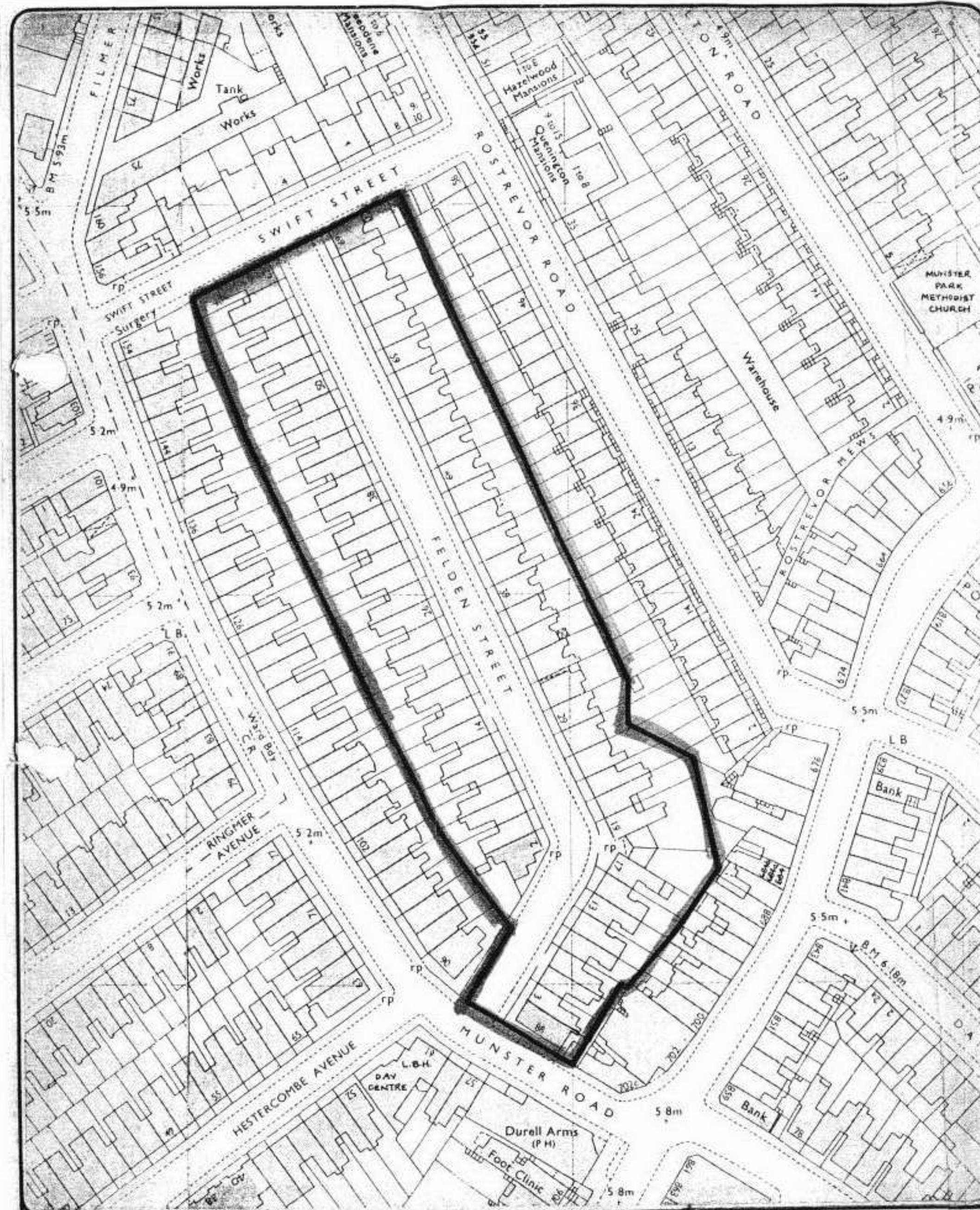
DATED this 13th day of May 1985

THE COMMON SEAL OF THE COUNCIL OF)
THE LONDON BOROUGH OF HAMMERSMITH)
AND FULHAM was hereunto affixed)
in the presence of :-)

○

J. Keen

.....
The Officer duly authorised on
behalf of the Council



London Borough of Hammersmith
and Fulham

Town & Country Planning
Direction 1985

The Common Seal of the Council
and Burgesses of the London
Borough of Hammersmith and
Fulham was here unto affixed
this.....day of.....
1985, in the presence of
.....

(The Officer duly authorised
on behalf of the Council)
ARTICLE 4 DIRECTION 1977-81

Properties included in the Felden Street & 88 Munster Road
Direction under Article 4, 1977/81.

FELDEN STREET SW.6
88 Munster Road, SW6

Keith G Jones ARICS
Dip TP, MRTPI
Director of Development Planning
Town Hall Extension
Ring Street, London W5 9JH
Telephone 01 895 3310
London Borough of Hammersmith & Fulham
Scale 1:1250
P/405-1/9/2

DATED

13th May

1985

TOWN AND COUNTRY PLANNING ACT 1971
TOWN AND COUNTRY PLANNING GENERAL
DEVELOPMENT ORDERS 1977 and 1983

LONDON BOROUGH OF HAMMERSMITH
AND FULHAM
(FELDEN STREET AND
88 MUNSTER ROAD)
TOWN AND COUNTRY PLANNING
DIRECTION 1985

DIRECTION UNDER
ARTICLE 4

Affecting :

All dwellinghouses in Felden Street
and 88 Munster Road, SW6

C T Mahoney
Borough Solicitor
255 King Street
London W6
748 2077 ext 263

4

FELDEN STREET
ARTICLE 4 DIRECTION
STATEMENT OF REASONS

1. THE AREA

1.1 Felden Street consists of two-storey residential Edwardian terrace properties built for single family occupation in Fulham (Plan Appendix I). The houses were constructed in red brick with a variety of stucco mouldings to the doorways and windows. Roofs were of slates with decorative clay ridge tiles and finials. Above the front bay windows, the majority have a cap of slate hung in a diamond pattern. The remaining houses have brick gables surmounted by mouldings. All windows are wooden vertically hung sash. Doors were all originally heavy wooden panelled, with stained glass lights.

1.2 There are no existing Article 4 Directions applying to the street, or any other forms of additional restriction upon development. Although of above-average quality, these houses are isolated from similar properties. Neighbouring streets do not possess the same standard of design or continuity and thus designation as part of a Conservation Area is not considered to be a viable option.

2. GROUNDS FOR MAKING THE DIRECTION

2.1 A survey was undertaken to identify the type and degree of changes which have taken place in Felden Street. The results of the survey are indicated in Appendix II Photographs illustrating the houses and the changes which have occurred are to be found in Appendix III.

2.2 The most common change has been painting of brickwork, which produces a bland surface and reduces the impact of the stucco detail. This has occurred on 42% of properties. The use of rendering/rough cast on three properties has a greater impact than painting brickwork. This practice detracts from the character of the house. So far stone cladding has not yet been introduced.

2.3 Changes to the pattern of windows to a radically different, conflicting pattern has occurred at two properties (No.3 Felden Street and 88 Munster Road). The substitution of plastic-coated metal windows to an identical pattern at No.14 is visually acceptable. In such cases, retention of the original pattern sash is the critical consideration, although the use of timber window frames is clearly preferable.

2.4 Changes to roof coverings have taken place on 11 of the 66 properties, from natural slate to interlocking concrete tiles. This has an unfortunate effect on the houses concerned, giving a strong visual impact, drawing attention to the roof contrary to the effect of the original design, where the grey natural slates were used to play a subordinate role to the facade. So far these changes have been confined to the ends of Felden Street. Although

some substitution of artificial slate for natural slate has occurred, it makes a minimal impact. The adoption of artificial slate has been considered acceptable in areas of the Borough where Article 4 Directions have been introduced to control changes to roof coverings.

2.5 Changes to roofs (other than to roof coverings) have taken the form of removal of the capping above the bays and the introduction of roof extensions. The loss of the capping has occurred in four cases, each well enough away from the others to minimise the overall impact. However, should this practice spread, it will radically alter the character of the street. The use of the roof space for additional accommodation can be successfully achieved by the use of roof extensions and carefully located lights in the front roof. An example of this is at Number 16.

2.6 There is one existing front roof extension at Number 29, Felden Street, which received planning permission in November 1983. Planning Permission was required because previous extensions to the property had diminished the permitted development rights. Otherwise the volume or form of the extension itself would have made it permitted development. The form of this front extension is identical to others approved at that time for two storey houses elsewhere in Fulham. Planning Permission was granted for a similar extension at number 16 in January 1982, but this has not yet been acted upon.

3. RESIDENTS' VIEWS AND THE COUNCIL'S RESPONSE

3.1 Concern has been expressed over the past few months by residents both through letters and telephone calls, about developments affecting the character of the street. The principle objections have been to front roof extensions. The extension permitted at No.29, Felden Street has received heavy criticism for its mass and for its dominance of both the property itself and neighbouring houses. Copies of correspondence are included in Appendix IV.

3.2 Changes in the Council's policy published in the Borough's Local Plan (February 1985; paragraph 19:18) states; *now is the important impact*
"Front roof extensions either of a vertical or mansard design which extend across the roof of a 2-storey property with or without semi-basement in a terrace with a uniform roof line will normally be unacceptable. The insertion of dormer windows or velux roof lights in the front roof slope may be allowed if they are compatible with the street scene."

3.3 Paragraph 19.20 of the same document states "The Council has produced and will produce detailed guidelines for roof extensions both generally and for specific areas of the Borough".

3.4 In accordance with the policy stated above, the Council will undertake a Borough-wide survey of residential properties to establish the precise location and forms of existing front roof extension. The information, once collected and analysed, will be used to produce specific guidelines and to determine where permitted development rights may need to be brought into planning control, to ensure a satisfactory appearance.

3.5 In advance of the survey, action in Felden Street has become necessary because of a proposal to erect a front roof extension at No.44 which would be permitted development. The owner has written to the Council (23.4.85 Appendix V) stating that, in deference to his neighbour's views, he has now decided to extend his loft at the rear elevation only. However, the scope for such front roof extensions remains, and the owner of No.44 is concerned to ensure that, as in his case, they are not introduced elsewhere in the street. He is aware that this will require a submission for an Article 4 Direction.

4. NOTIFICATION OF RESIDENTS

4.1 On the 30th April 1985 the Council's Planning Applications Executive Committee resolved to make a Direction under Article 4(3)b to bring under control the classes of development listed in Appendix IV.

4.2 At present all but 8 of the 66 houses are in single family occupation, compared to 10 in 1978. In view of the size, quality of the houses and overall socio-economic change in the area, it is a reasonable assumption that the process of reversion to single family occupation will continue. It would therefore seem prudent to apply any Direction to all properties to avoid the necessity of additional Directions to cater for future changes in occupation.

4.3 Controls over all changes to front roofs, and roof coverings (including ridge tiles and finials) the use of stone cladding or any form of rendering, changes to windows on the front of all houses 2-62 (even), 3-69 (odd) Felden Street and 88 Munster Road, and changes to windows, or the use of stone cladding or any form of rendering on the side elevation of numbers 2, 62, 69 Felden Street and 88 Munster Road.

4.4 A letter informing residents of the Council's decision was delivered to all properties on 2nd May 1985 (Appendix VII). A letter notifying the owner/occupiers of the Direction and explaining the effect of the new controls (Appendix VIII) was delivery on _____ 1985.

5. SUMMARY

5.1 For the reasons outlined in Section 2 and 3 above, the Council considers that any uncontrolled development listed in Appendix VI to 2-62 (even), 3-69 (odd) Felden Street and 88 Munster Road would irreparably change the character of Felden Street in a manner which would significantly devalue the quality of the streetscape.

5.2 It is accordingly submitted that the Direction is required in order that the Council may control such development of the properties and confirmation of the Direction is requested.

APPENDIX II

Changes observed in Felden Street and 88 Munster Road

Total number of properties	66
Properties with painted brickwork	27
Properties with brickwork rendered	3
Properties with changed pattern of windows	2
Roof materials changed to interlocking tiles	11
Capping removed from above bays	4
Front roof extensions	1
Houses in multi-occupation	8
Properties with changes excluding painted brickwork	14

APPENDIX IV

Letters from residents requesting Council action to safeguard the character of Felden Street

FROM MR. NELSON, 55 FELDEN STREET

I am writing to request that the Council consider making Felden Street a conservation area.

I would appreciate hearing from you with details of the procedures, implications and time scale involved in becoming a conservation area. I would also like to know whether Felden Street could be covered by an Article 4 Direction.

I feel that it is important that the present charming and homogenous appearance of the street be maintained.

I look forward to hearing from you.

FROM MR. VOSS, 42 FELDEN STREET

I write to express my concern that the present homogeneous appearance of Felden Street could be considerably affected should any more unsympathetic roof extensions affecting the front elevation follow in the wake of the work presently being done at No. 29.

I am also concerned that other changes to the elevations of the houses in the street could occur, for instance the installation of aluminium replacement windows.

I feel that Felden Street's appearance could be safeguarded if the street was a conservation area, and therefore I would like to ask if the Council would consider designating Felden Street such an area. Could you let me know what procedures are involved in this. Could the Street also come under an Article 4 Direction in order to preserve its appearance better.

FROM MR. RICHARDS, 53 FELDEN STREET

I am sure that many other residents of Felden Street join me in spirit - although some might have written to you independently - expressing concern over the recently completed front roof extension at No. 29 Felden Street. I do appreciate that planning permission was not necessary, the owner merely invoked his 8th Schedule rights to extend the property by up to 10%, either in terms of floor space or cubic content, the construction of which simply had to conform with local byelaw and building regulations. I would like to think that if planning permission had been required that no such consent would be given and that the roof extension would be limited to a protrusion out from the rear elevation.

Felden Street is full of character and undoubtedly one of the most charming in Fulham - we are all proud of our road. True, a number of loft extensions have been built in the past but householders and developers alike have respected the street's scene and the extensions have always been built to the rear.

I would urge your committee to alter the guidelines relating to extensions, which hopefully could include a provision whereby metal/aluminium window frames would be prohibited!

Perhaps the Council would give consideration to Felden Street being made a conservation area, which might strengthen the planning authority's case to refuse Article 4 extensions as permitted development in cases which include a proposal to modify the front elevation and roof, with the exception of the provision of skylights.

I should be pleased to receive your observations in due course.

FROM MS. S. WARE, 42 FELDEN STREET

FELDEN STREET - FRONT LOFT EXTENSIONS

Thank you very much for sparing the time to talk to me on the phone on Thursday. As I mentioned to you, a number of residents of Felden Street are concerned that there are several front roof extensions planned in the street. We feel that this type of development will considerably alter the character and appearance of the street.

At present, there are two types of two storey terraced houses in the street. On the west side, there are houses with angled bay windows and pointed roofs over the bays. There are no front loft extensions in this terrace at all. On the east side, there is a mixture of houses, some with square bays and Dutch gables (there is one front mansard type extension to one of these houses) and at the Munster Road end, a few houses to match those on the west side.

The street has an homogeneous appearance. Both vistas viewed either from the Swift Street end or from the curve at the Munster Road end have a roofscape with a rhythm and continuity, the street having a scale and proportion characteristic of houses of this period and at present unspoilt, maintaining the street's original appearance.

Loft Rooms Ltd. are active in the street, and I know of two, possibly four, houses planning loft extensions. I have reason to believe that there is pressure from Loft Rooms to prospective customers to convert the front roofs as well as the rear roofs. I am concerned that such conversions will not be sympathetic in terms of construction or fenestration. No planning approval is required as the development is within the 10 per cent permitted.

Indeed my neighbour, Mr. James Atherton, at number 44, has just begun a Loft Rooms conversion, and his activities have to some extent been a catalyst to local residents' feelings in this matter. Mr. Atherton intended only to convert the rear of his roof and has started work on this basis. But I understand Loft

Rooms have suggested that he also builds out at the front. Mr. Atherton knows the views of his immediate neighbours in this matter and informs me that he takes the attitude that if the imposition of an Article 4 Direction is imminent, he will not build forward. However, if it is not and there is a free for all in the street, he does not wish to be left out.

I understand that a number of residents have been in touch with Mr. Penfold at the Council's planning department to express their concern and to enquire about possible courses of action. This is not the first time this problem has come up: last year one of the houses on the east side (with a Dutch gable) had a front loft extension undertaken and there was considerable local opposition to this. One of our residents, Mr. T. Richards at number 53 wrote to Councillor Puttenham enquiring about the possibility of some planning control in respect of these front conversions, and asking if Felden Street could be made a conservation area or be covered by an Article 4 Direction. I understand that Councillor Puttenham replied that there could be problems about becoming a conservation area; however an Article 4 Direction could be a possibility.

Some of those residents concerned about the appearance of the street have discussed this course of action and feel that an Article 4 Direction would be the best solution, since a planning application would be required for development and would enable the Council's Planning Committee to have some control over development which is at present lacking, due to the 10 per cent rule. I was reassured to hear from you that current planning policy is not in favour of front extensions in unspoilt two storey terraces.

In view of the current threat of Loft Rooms' pressure on the street, I would be grateful if the Planning Committee would consider imposing an emergency temporary Article 4 Direction on the street at either the meeting on April 30 or May 14. I do feel there is some urgency in the matter.

In the longer term, we have in the street a certain amount of professional expertise available to produce a submission to the DOE in order to have a permanent Article 4 Direction made. I know there would be considerable support for this action.

Finally, apropos Loft Rooms' methods, although I realise the Inner London Building Acts are not administered by your Council but by the GLC, for what it's worth I would like to express my concern regarding Loft Rooms' approach to adjoining owners over party wall matters. I feel this is somewhat typical of their unprofessional approach generally. I enclose a copy of their circular letter to adjoining owners which we were asked to sign. You will see there is no mention of their rights under the above Act, and anyone signing such a document could find themselves in considerable difficulty in the event of problems arising. Obviously there is little the Council can do about this, but I feel it is indicative of the kind of firm we are dealing with.

I apologise for the length of this letter, but thought it wise to set out the position regarding Felden Street. I hope that the Council Planning Committee will consider the Article 4 Direction favourably.

FROM MR. J. SHAFEE, 57 FELDEN STREET

Re: Felden Street

I am in receipt of a copy letter from Mr. Atherton to yourselves dated 23rd April and confirm that I would be in complete support of an article 4 directive to prevent roof extensions altering the front pitches in Felden Street as they are in my view most unsightly and have a detrimental effect on the street scene.

I trust your Council will be able to consider this matter favourably when they meet on 14th May.

FROM MR. & MRS. MARX, 43 FELDEN STREET

Re: Felden Street

We write further to the question of planning consents in Felden Street.

We have lived in the street for seven years and regard it as one of the most attractive and well kept streets in the Borough and one in which the residents take great pride. We feel it would be very detrimental to the appearance of the street generally if loft extensions were allowed to extend to the front elevations of the houses. It would be a great shame if the appearance of the street was spoiled in the same way that the streets on the Bishop's Park Estate have been ruined by a variety of facades with everyone's roof extension different.

The houses in Felden Street have large and well proportioned rooms and we quite appreciate that other people, like ourselves, when their families extend wish to increase their accommodation and stay in this lovely and friendly street but we feel certain it is possible, with the help of a good architect to add a good sized loft extension without altering the elevation on the street side. We have ourselves an extremely well designed and spacious loft extension on the garden side which was one of the earliest ones to be done in the street.

We understand that planning consents for Felden Street are on the agenda for the Council Meeting on 14th May and we would be most grateful if you could pass this letter on to the person concerned.

APPENDIX V

Letter from the owner of No. 44 Felden Street regarding a proposed front roof extension

44 FELDEN STREET/LOFT CONVERSION

I am writing to confirm our telephone conversation this afternoon. You stated that the Council has no powers to prevent the building of loft extensions on both the front and rear elevations, provided that the increase in space did not exceed a given percentage. I am advised that if I extended front and back on my house I would not be subject to planning controls. Several of my neighbours have stated firmly their objections to any house in Felden Street extending at the front; indeed I understand that there were several submissions made in this regard to you at the end of 1984.

In deference to my neighbours views I have decided to extend the loft at the rear elevation only. I consider this to be a reasonable decision provided that no other house in Felden Street changes the front elevation. I would feel very silly if in a years time I find there are half a dozen houses in the street which have extended at the front. I therefore look for support in my decision both from the Council and my neighbours.

I understand that the question of planning consents for Felden Street will be on the agenda of the Council meeting on 14th May 1985. I am writing to urge that the council issue an Article 4 directive with regard to Felden Street to enable it to take certain controls over planning permissions to be granted in the street. I understand that the directive will last for 6 months during which time application is made to the Department of Environment for the controls to be made permanent.

I am copying this letter to those neighbours who objected most strenuously to an alteration in the front elevation, in anticipation of their separately making their submissions to you in this matter.

Thank you for your assistance and I would be most grateful if you would keep me informed.

APPENDIX VII

Letter from the Council informing residents of the Decision to make the Direction

FELDEN STREET - ARTICLE 4 DIRECTION

I am writing to inform you that the Council's Planning Applications Executive Committee passed a resolution on the 30th April 1985, instructing officers to make an Article 4 Direction covering all properties in Felden Street and 88 Munster Road.

The Direction will require that planning permission be sought for the following:-

- i) Changes to the front roof and roof coverings
- ii) All alterations to windows in the front elevation
- iii) The use of rendering or stone cladding on the front elevation.

The decision to make the Direction is in response to the considerable concern expressed by residents at the gradual erosion of the character of the street.

You will receive an official notice from the Council in the next few days setting out precise details and requesting that your comments should be sent either to this Council or the Department of the Environment.

The works brought under control by this Direction are:

1. Alterations to the front roofs (including roof extensions and the removal of capping above bays).
2. Alterations to roof coverings on front roofs.
3. Insertion of windows or alteration or enlargement of existing windows at the front of the dwellinghouses.
4. The application or provision of rendering or stone cladding on the front elevations of the dwellinghouses.

The Direction has immediate effect on the property and will remain in force for 6 months from the 13th May 1985, unless it is before the termination of that period approved by the Secretary of State for the Environment, to whom it shall be submitted for approval in the very near future.

Any comments you wish to make regarding the Direction should be submitted to me at the above address or to The Secretary of State for the Environment, 2 Marsham Street, London SW1P 3EB.

APPENDIX VIII

Dear Sir/Madam,

THE LONDON BOROUGH OF HAMMERSMITH AND FULHAM
(FELDEN STREET AND 88 MUNSTER ROAD) TOWN AND
COUNTRY PLANNING DIRECTION 1985

Please find enclosed the formal notification letter relating to the above direction.

The above controls apply to all of the properties in Felden Street and to 88 Munster Road.

Please note that the properties 2 Felden Street, 62 Felden Street, 69 Felden Street and 88 Munster Road have also been made subject to additional controls by this direction. These are as follows:-

The insertion of windows or alteration or enlargement of existing windows at the side elevations of the dwellinghouses and the application or provision of rendering of stone cladding on the side elevations of the dwellinghouses.

The Council have brought in these additional controls because of the corner location of the 4 properties referred to and the direction shall remain in force in this respect for a period of 6 months from the May 1985. The Direction shall therefore expire on the November 1985 unless it is confirmed (with or without modification) by the Secretary of State before then.

If you wish to comment on the Direction please note what is said in the final paragraph of the accompanying letter.

The Owner/Occupier
Felden Street and 88 Munster Road S.W.6.

Dear Sir/Madam,

LONDON BOROUGH OF HAMMERSMITH AND FULHAM (FELDEN STREET AND
88 MUNSTER ROAD) TOWN AND COUNTRY PLANNING DIRECTION 1985

I write further to the letter dated the 1 May 1985 from the Director of Development Planning.

As you know at its meeting of 30 April 1985 the Planning Applications Executive Committee resolved that the Council should make a Direction to control certain changes to all the properties in Felden Street and at 88 Munster Road.

The London Borough of Hammersmith and Fulham (Felden Street and 88 Munster Road) Town and Country Planning Direction 1985 was made on 13th May 1985. Accordingly, please note that if you wish to carry out any of the works set out below you will now need to apply for planning permission. Appropriate forms can be obtained for this purpose from the Director of Development Planning.

APPENDIX VI

The class of development to which the Direction applies:-

Class I(1) The enlargement, improvement or other alteration to the roofs and gables (including roof coverings) and changes to fenestration which would alter the front external appearance of dwelling houses

Class I(1) The application or provision of rendering or stone cladding on the front elevation of the dwelling houses

To apply to: 2-62 (even inclusive) Felden Street
3-69 (odd inclusive) Felden Street
88 Munster

Class I(1) The insertion of windows or alteration or enlargement of existing windows at the side elevation of the dwellinghouses

Class I(1) The application or provision of rendering or stone cladding on the side elevations of the dwellinghouses

To apply to: 2 Felden Street
62 Felden Street
69 Felden Street
88 Munster Road