

## **STUDDRIDGE STREET (NO. 1) 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:

- 1 to 35 (odd), 2 to 40 (even) Acfold Road
- 2 to 12 (even), 18 to 34 (even) Bagleys Lane
- 1 to 23 (odd), 2 to 64 (even) Bovingdon Road
- 1 to 57 (odd), 2 to 52 (even) Bowerdean Street
- 1 to 61 (odd), 2 to 60 (even) Bradbourne Street
- 1 to 63 (odd), 2 to 64 (even) Chiddingstone Street
- 1 to 67 (odd), 2 to 66 (even) Chipstead Street
- 1 to 69 (odd), 2 to 74 (even) Coniger Road
- 1 to 9 (consec) Cresford Road
- 3 to 65 (odd), 2 to 76 (even) Perrymead Street
- 1 to 65 (odd), 2 to 66 (even) Quarrendon Street
- 1 to 21 (odd), 2 to 20 (even) Ryecroft Street
- 1 to 29 (odd), 37 & 39, 2 to 54 (even) Stokenchurch Street
- 1 to 65 (odd), 69 to 147 (odd) Studdridge Street
- 1 to 83 (odd), 10 to 78 (even) Wandsworth Bridge Road

This Article 4 Direction restricts the following works from being undertaken as permitted development, and planning permission will be required for:

- Alterations to the roof and gables at the front 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](mailto:planning@lbhf.gov.uk)



TOWN AND COUNTRY PLANNING ACT 1971

TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT ORDER, 1973

TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT (AMENDMENT) ORDER 1974

LONDON BOROUGH OF HAMMERSMITH

DIRECTION UNDER ARTICLE 4

25.7.75

STUDDRIDGE STREET No.1.

1. Whereas the Council of the London Borough of Hammersmith (hereinafter called "the Corporation") 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 Order 1973 (hereinafter called "the 1971 Act" and "the 1973 Development Order" respectively).
2. AND whereas in the opinion of the Corporation any alterations to the roofs and gables at the front of the dwelling houses shown coloured black upon the plan annexed hereto within the area described in Schedule I hereunder, such alterations being development described in Schedule II hereunder, would be prejudicial to the proper planning of the area and/or constitute a threat to the amenities of the area.
3. AND whereas the Corporation consider that such development should therefore be subject to control by the Corporation.
4. Now therefore take Notice that the dwelling houses shown coloured black upon the plan annexed hereto shall be subject to control by virtue of a Direction made under Article 4 of the 1973 Development Order. The effect of the said Direction is that, notwithstanding the provisions of Article 3 of the 1973 Development Order, alterations to the roofs and gables at the front of the dwelling houses may not be carried out without planning permission granted either by the Corporation or by the Secretary of State for the Environment.

5. And further take Notice that pursuant to Article 4(3)(b) this direction shall have immediate effect on any dwelling house within the area described in Schedule I and shown coloured black upon the plan aforesaid when such direction is served on the occupier of that dwelling house, 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 shall then expire unless it has before the termination of the said six months been approved by the Secretary of State for the Environment.

This direction may be cited as the London Borough of Hammersmith (Studdridge Street Area) Town and Country Planning Direction No.1 1975.

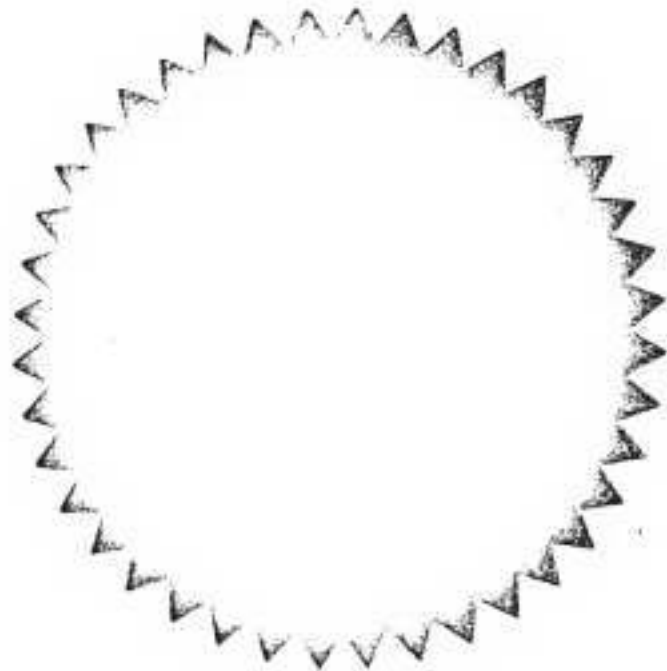
#### SCHEDULE I

The area to be included in this direction is bounded by a line drawn from the mid-point of the junction of Bagleys Lane and Harwood Terrace in a south easterly direction along the centre line of Bagleys Lane to the rear boundary wall of Number 64 Bovingdon Road; then along the rear boundary wall of Bovingdon Road in a south westerly direction; along the party wall dividing numbers 83 and 85 Wandsworth Bridge Road and across Wandsworth Bridge Road along the party wall dividing numbers 78 and 80 Wandsworth Bridge Road then along the rear boundary wall on the east side of Bowerdean Street in a southerly direction and across Studdridge Street and along the rear boundary wall of numbers 1 to 65 and 69 to 147 (odd) Studdridge Street, (excluding Christ Church); then across Studdridge Street and along the rear boundary wall of houses on the west side of Coniger Road in a northerly direction; then along the rear boundary wall of properties fronting New Kings Road in a north-easterly direction crossing Coniger Road, Bradbourne Street, Chiddingstone Street, Quarrendon Street, Chipstead Street, and Perrymead Street; then along the party wall dividing numbers 8 and 10 Wandsworth Bridge Road then along the centre line of Wandsworth Bridge Road in a northerly direction and along the northern boundary wall of number 1 Wandsworth Bridge Road and along the rear boundary wall of numbers 1 to 21 Wandsworth Bridge Road in a southerly direction and along the rear boundary wall of numbers 1 to 9 Cresford Road; then along the party wall dividing numbers 9 and 10 Cresford Road then around the curtilage of numbers 10 and 11 Cresford Road and along the rear boundary wall of numbers 12 to 2 Bagleys Lane to the mid-point of the junction of Bagleys Lane and Harwood Terrace, as indicated by the dashed black line on the plan accompanying the Direction.

SCHEDULE II

All alterations to roofs and gables at the front of dwelling houses, this being development comprised within Class I (1) referred to in the First Schedule to the Town and Country Planning General Development Order, 1973 and not being development comprised within any other class.

THE COMMON SEAL of THE MAYOR)  
ALDERMEN AND BURGESSES OF  
THE LONDON BOROUGH OF  
HAMMERSMITH was hereunto  
affixed this 26th day of  
February 1975 in the  
presence of:-



*H.M. Brace*

H.M. Brace  
Borough Solicitor

Doe 20732

The Secretary of State for the Environment  
hereby approves the foregoing direction, subject  
to the modifications made to the plan.

*Philip L. Daniel*

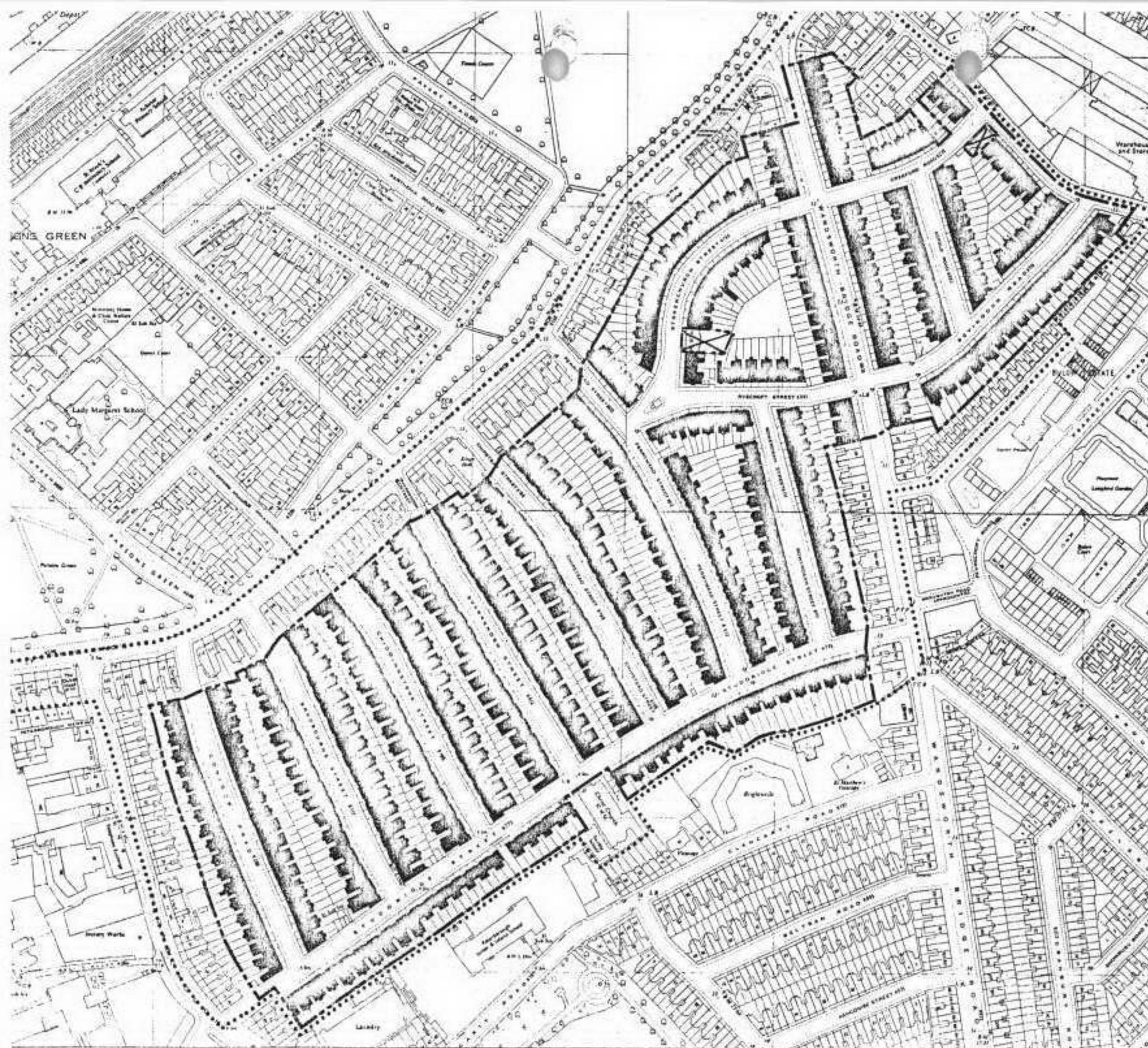
PL DANIEL

Signed by authority  
of the Secretary of  
State

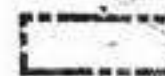
An Assistant Secretary  
in the Department of  
the Environment

25 JULY 1975





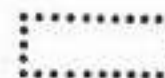
Boundary of area to be  
included in Article 4 Direction



Buildings to be included in  
Article 4 Direction



Boundary of proposed  
Conservation Area



London Borough of Hammersmith  
(Studdridge Street Area) Town  
and Country Planning Direction  
No.1 1975

THE COMMON SEAL of THE MAYOR  
ALDERMEN AND BURGESSES OF THE  
LONDON BOROUGH OF HAMMERSMITH  
was hereunto affixed this 26th  
day of February 1975 in the  
presence of:-

H.M. Brace,  
Borough Solicitor

## Article 4 Direction

Studdridge Street Area

London Borough of Hammersmith

Director of Development Planning  
Denis M. Browne, FRSA, A.A.Dipl, R.I.B.A.,  
A.R.I.A.S., Dipl.Dist.T.P. M.R.T.P.I.



TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT ORDER, 1973

TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT (AMENDMENT) ORDER, 1974.

Statement of local planning authority's reasons for making  
an Article 4 (3) (b) Direction.

The area to be included in this direction is bounded by a line drawn from the mid-point of the junction of Bagleys Lane and Harwood Terrace in a south easterly direction along the centre line of Bagleys Lane to the rear boundary wall of Number 64 Bovington Road; then along the rear boundary wall of Bovington Road in a south westerly direction; along the party wall dividing numbers 83 and 85 Wandsworth Bridge Road and across Wandsworth Bridge Road along the party wall dividing numbers 78 and 80 Wandsworth Bridge Road then along the rear boundary wall on the east side of Bowerdean Street in a southerly direction and across Studdridge Street and along the rear boundary wall of numbers 1 to 65 and 69 to 147 (odd) Studdridge Street, (excluding Christ Church); then across Studdridge Street and along the rear boundary wall of houses on the west side of Coniger Road in a northerly direction; then along the rear boundary wall of properties fronting New Kings Road in a north-easterly direction crossing Coniger Road, Bradbourne Street, Chiddingstone Street, Quarrendon Street, Chipstead Street and Perrymead Street; then along the party wall dividing numbers 8 and 10 Wandsworth Bridge Road then along the centre line of Wandsworth Bridge Road in a northerly direction and along the northern boundary wall of number 1 Wandsworth Bridge Road and along the rear boundary wall of numbers 1 to 21 Wandsworth Bridge Road in a southerly direction and along the rear boundary wall of numbers 1 to 9 Cresford Road; then along the party wall dividing numbers 9 and 10 Cresford Road then around the curtilage of numbers 10 and 11 Cresford Road and along the rear boundary wall of numbers 12 to 2 Bagleys Lane to the mid-point of the junction of Bagleys Lane and Harwood Terrace, as indicated on the plan accompanying the Direction.

This direction covers most of the proposed Studdridge Street Conservation Area the boundary of which is shown on the plan. The properties included in the direction are attractive Edwardian terraced houses of a uniform design, with richly detailed brickwork and prominent triangular roof gables. Each gable is shared by two houses. Because of their convenient location



and internal size, the houses have attracted new owners and consequent pressures for alterations and extensions. Many of the houses are single-family dwellings, and therefore minor extensions can be built as permitted development. The roofs and gables are particularly at risk from permitted development: for example, the demolition of half a gable-end and the erection of a roof extension could be within the limits of permitted development.

In recent years the attraction of this Edwardian estate has been appreciated more by the Council and in order to preserve its character the Council on the 6th November, 1974, decided to designate it a Conservation Area.

Over recent years many front roof extensions have been built in the area, some with planning permission and others as permitted development. A recent proposal for a roof extension in one of the presently unaffected streets could prove to be permitted development by the Town and Country Planning General Development Order, 1973. This extension bears no relation to other extensions in the area and if built could have a serious effect on the consistency of the area.

For this reason, the local planning authority on 6th January 1975 decided that control should be imposed to ensure that all alterations to roofs and gables at the front of the dwelling houses, this being development within Class I(1) of the First Schedule of the Town and Country Planning General Development Order, 1973, be determined by the local planning authority as planning applications so that uniformity may be achieved. In view of the existence of the application referred to, it is considered that if the more formal procedure under Article 4 (1) were followed this roof extension and perhaps others could be built before the Direction became effective. The local planning authority considers that could seriously and permanently damage the consistency of the area.





# LONDON BOROUGH OF HAMMERSMITH

A. J. R. Ward, B.A. Hons.  
Chief Executive

*Borough Solicitor*

*H. M. Brace*

Hammersmith House,  
(B.O.C. Building),  
Black's Road,  
London, W6 9EG

Tel.: 01-748 2077  
Ext. 14

Please Address Letters to THE BOROUGH SOLICITOR

YOUR REF:

WHEN TELEPHONING PLEASE ASK FOR

Mr. Jackson

OUR REF: RKJ/CEK/A2/  
1/415

The Owner/The Occupier,

9 September 1975.

Dear Sir/Madam,

TOWN & COUNTRY PLANNING ACT 1971  
TOWN & COUNTRY PLANNING GENERAL DEVELOPMENT ORDERS 1973/1974  
DIRECTION UNDER ARTICLE 4 STUDDRIDGE STREET CONSERVATION AREA

I refer to a copy of a Direction under Article 4 of the above Order served upon you on 27th February 1975 prohibiting alterations to the roofs and gables at the front of your dwelling house without the express planning permission of either my Council or the Secretary of State for the Environment. I would inform you that the Direction has been confirmed by the Secretary of State for the Environment however, he has modified the Direction to exclude your property.

For your information the total modifications made by the Secretary of State to the Direction are the exclusions of nos. 14 and 16 Bagley Lane and 31-35 Stokenchurch Street. Would you please take this letter as formal notification of the non effect of the Article for Direction upon your property.

Yours faithfully,

Borough Solicitor.

TOWN & COUNTRY PLANNING ACT 1971  
TOWN & COUNTRY PLANNING GENERAL DEVELOPMENT ORDERS 1973/1974  
DIRECTION UNDER ARTICLE 4 STUDDRIDGE STREET CONSERVATION AREA

SCHEDULE OF ADDRESSEES NOTIFIED OF NON EFFECT  
OF ARTICLE 4 DIRECTION

The Owner/The Occupier

14 & 16 Bagleys Lane S.W.6.

The Owner/The Occupier

31-35 Stokenchurch Street S.W.6.