

Updated policies for Latimer Road - design of buildings

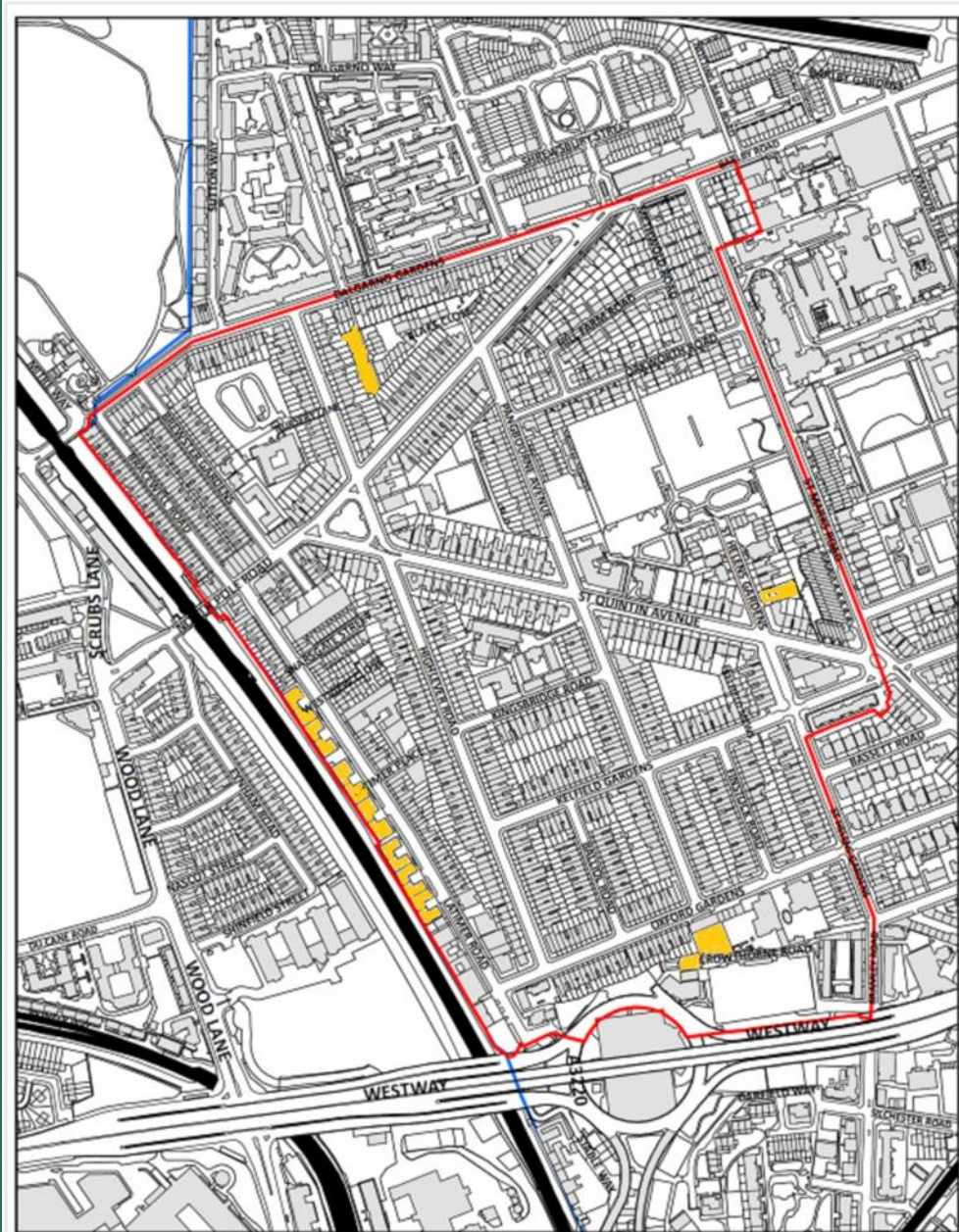
Policy StQ LR4: In terms of architectural design, to require simple designs that will over time achieve a coherent and consistent streetscape with brick as the main material and to limit attempts to 'articulate' or complicate frontages as part of a street built predominantly as 19th century terraced housing. Any balconies on front facades should be small, recessed and should not encourage overlooking. Ground floor frontages are not required to differentiate between commercial and residential parts of the building

Updated site allocations for new housing (104 units in all)

Units 2-14 Latimer Road, through redevelopment of individual units with 7/8 flats in each. RBKC Local Plan Site Allocation SA9 assumes 75 new units over 10 years



Updated site allocations for new housing



Other site allocations for housing:

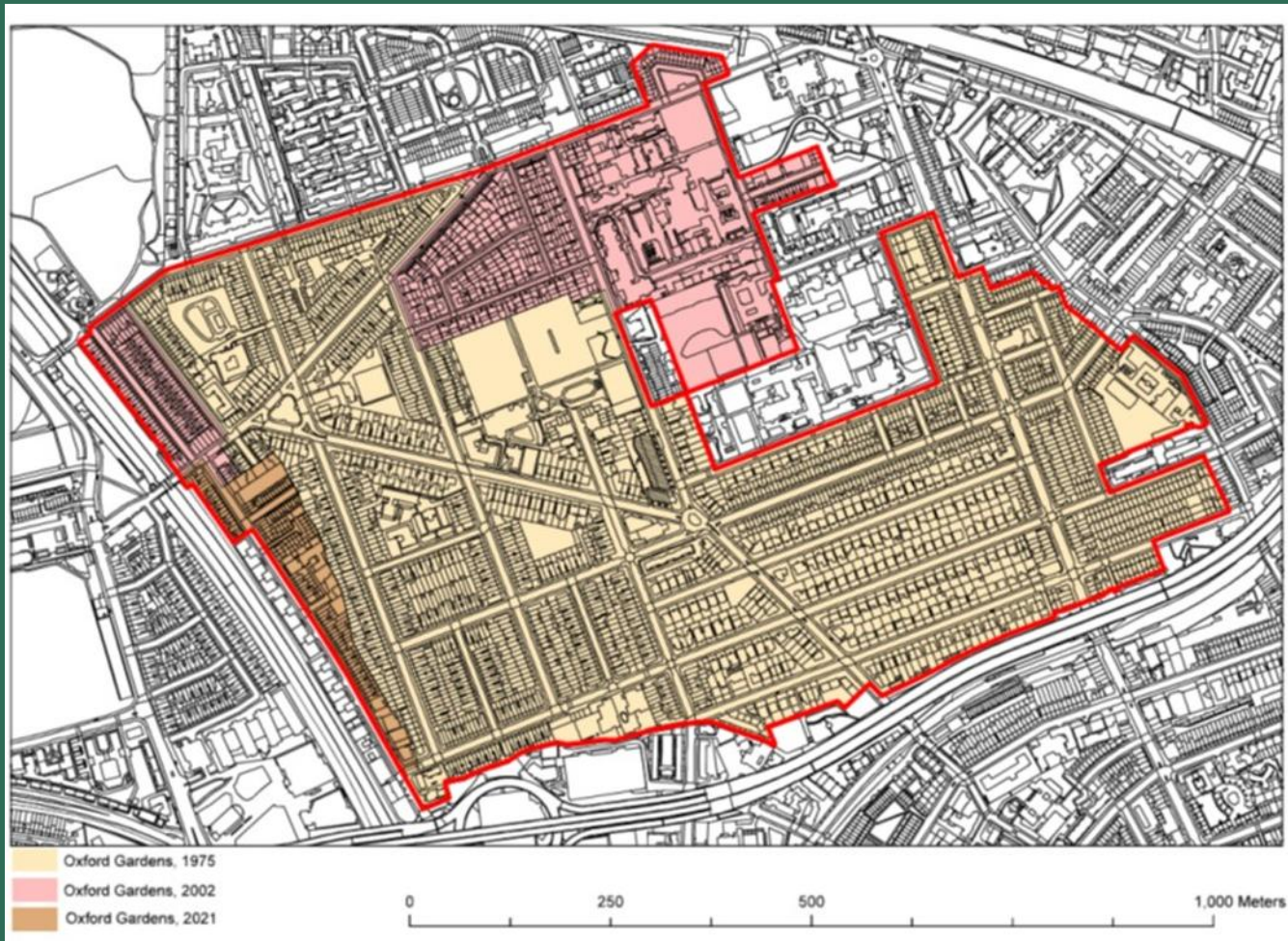
54 St Helens Gardens (RBKC New Homes programme 9 flats)

2-5 Crowthorne Road, behind Oxford Gardens Primary (15 flats)

Highlever Garage (6 mews houses)

Conservation policies

Few changes proposed. On StQ Policy C6 the allowable floor area for rear garden outbuildings increased from 12 sm to 18 sqm



Other StQW policies allowing rear dormers and loft rooms in all streets remains in place.

As do policies on rear side extensions with full width doors and 3m max height at party wall.

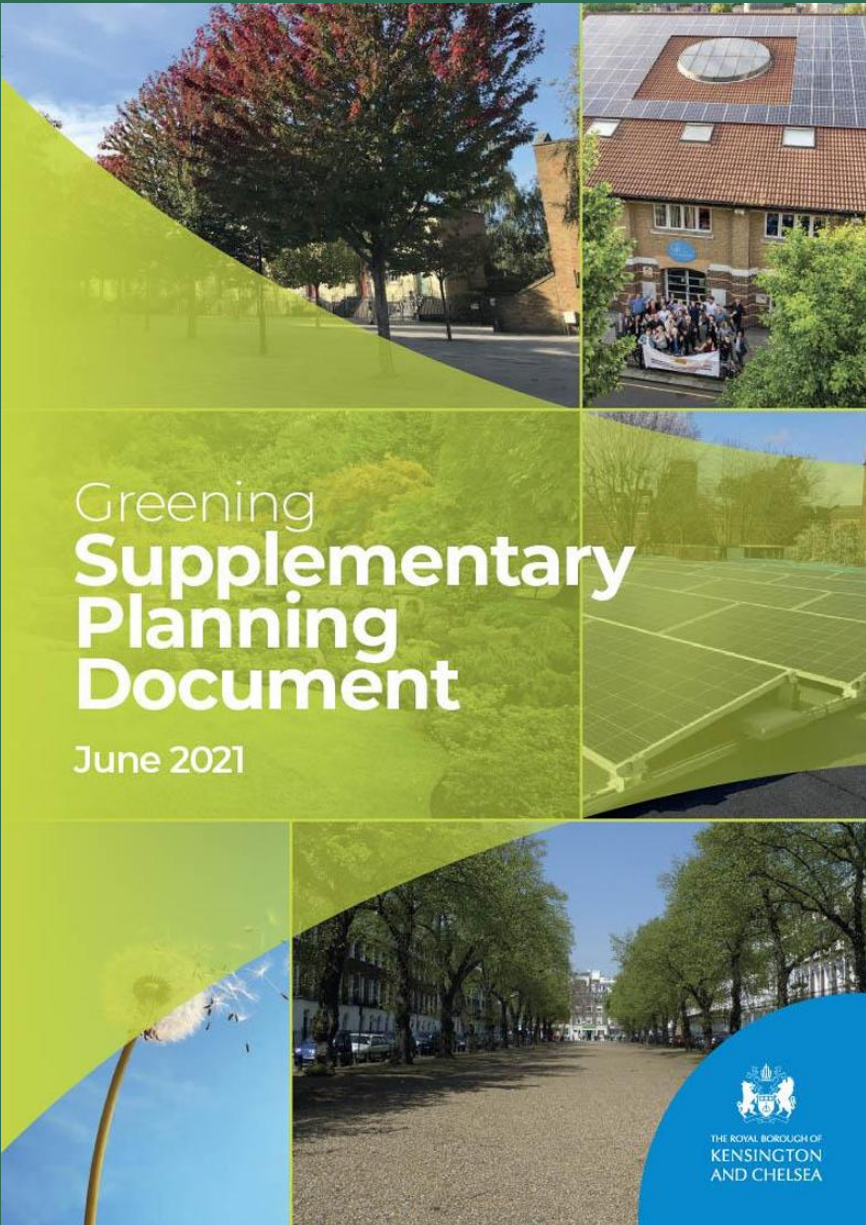
Non-permeable surfaces in from gardens resisted, in line with RBKC policy on flood risks.

Policies responding to climate change

RBKC's 2024 Local Plan includes a new chapter on Green Blue Future with Borough-wide policies.

New Supplementary Planning Documents on Greening, and Air Quality

Householder Guides on Windows, Flooding Sustainable Retrofitting, Heat pumps and External Solar Shading.



Greening
**Supplementary
Planning
Document**

June 2021



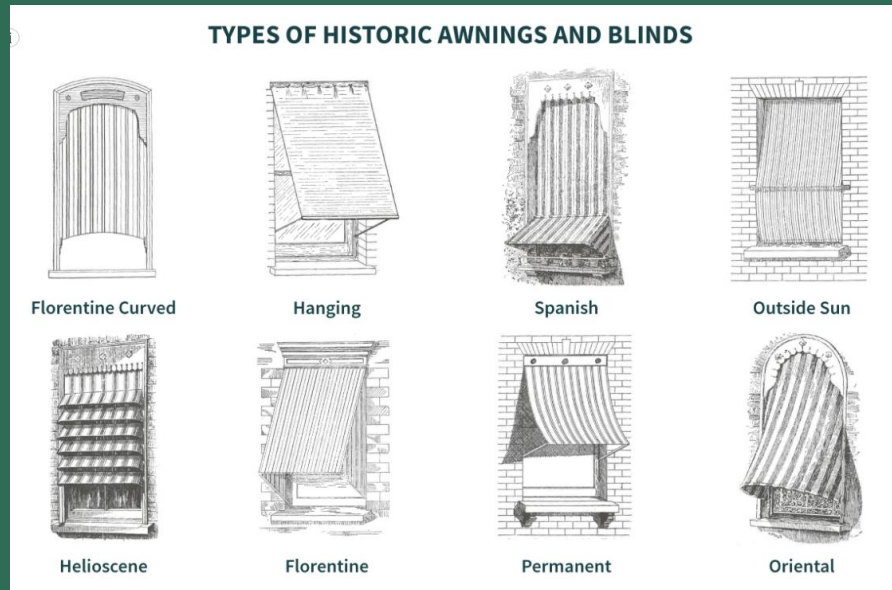
THE ROYAL BOROUGH OF
KENSINGTON
AND CHELSEA

Policies responding to climate change



Should we come up with a neighbourhood policy on external blinds (which require planning permission)?

External blinds can be up to four times more effective than internal blinds.



Responding to the Pre-submission Consultation

Responses can be sent to

sthelensassn@aol.com

Please say which street you live in (no need to give a street number).

Flyers will be delivered to all 1,700 households in the neighbourhood.

Electronic version will be circulated which can be passed on.

St Quintin and Woodlands Neighbourhood Forum
and St Helens Residents Association

Please support our updated neighbourhood plan for 2026-2040

The neighbourhood forum for this part of North Kensington prepared a neighbourhood plan back in 2015/6. Our plan was adopted by RBKC in 2018 and forms part of the 'development plan' for the Borough. It is used when planning applications are decided.

We residents and businesses in the area were able to draw up planning policies that are relevant to this neighbourhood. All planning applications in the neighbourhood area need to meet these policies, as well as those in the RBKC 2024 Local Plan.

Over the past decade, our neighbourhood plan has

- Protected from development our three 'backland' Local Green Spaces (at Kelfield Mews, West London Bowling Club and Nursery Lane). In the case of Nursery Lane we have fought off two major proposals from developers.
- Given homeowners some extra flexibilities on RBKC conservation policies, allowing for loftrooms and rear extensions with full width doors/windows.
- Opened up scope for 'mixed use' buildings in the Employment Zone sections of Latimer Road, bringing us the Playground Theatre and helping our campaign to achieve the re-opening of The Latimer as a pub.

We are now revising and updating a number of the policies in the Plan. The changes are modest. Two of the most important of them introduce a clearer limit on height for any redevelopments of Units 1-14 Latimer Road and a requirement to retain commercial use at ground floor level only in the Employment Zone sections of this street.

The current neighbourhood plan was supported at a local referendum in 2016 by 92% of registered voters on a 23% turnout. It is unlikely that the Council will require a second local referendum, as the changes in the revised Neighbourhood Plan are modest. The national rules on neighbourhood plans have also changed in 2026, and no longer requiring 'general conformity' between the policies in the RBKC 2024 Local Plan and the neighbourhood plan..

*It is important to keep our plan and its policies up to date and to have a revised plan re-adopted by RBKC. **We are asking for responses in an 8 week consultation that runs until September 4th.** You can **respond to sthelensassn@aol.com** with any comments or suggested additions to the 2026-40 Neighbourhood Plan. For more information and to download a full copy of this proposed new Neighbourhood Plan **please go to our website at www.stqw.org** and click on the heading 'Draft Plan'.*

Please email to sthelensassn@aol.com to give your views on our updated neighbourhood plan, saying in which street you live.

Imperial's proposed underpass from Wood Lane to Latimer Road



"Imperial is working with all relevant parties to finalise the necessary property and legal agreements required to enable its construction and long-term operation. Our programme currently assumes construction will start in mid-2026" (Imperial College website).

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Thanks for listening

Any final questions?