

DP6011/CPB/EH

Westminster City Hall
Town Planning
New Applications
PO Box 732

5th April 2024

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Dear Sir

17 WILTON CRESCENT, LONDON SW1X 8SA

APPLICATION FOR LISTED BUILDING CONSENT

On behalf of our client, Celram Limited, please find enclosed an application for a Listed Building Consent for rear landscaping works at 17 Wilton Crescent ('the Site').

The Site

The Site is a six-storey family dwelling built in 1827 and originally was a two-bayed brick house. The building is Grade II listed and within the Belgravia Conservation Area. The front façade was re-faced in Portland stone in 1920, as were all buildings on the north and west side of Wilton Crescent in 1917-1920.

Numbers 16 and 18 Wilton Crescent adjoin the property on either side and 17 Wilton Row is to the rear and are also part of the composite of listed buildings. All buildings on the north side of Wilton Crescent have uniform stone clad front façade and decorative wrought iron railings at street level and on first floor balconies. The rear walls of the terrace are a mix of London stock and red brick. The scale of the buildings are typically terraces over 5 storeys and basement.

2022 Planning Permission and Listed Building Consent

Planning permission and listed building consent was granted on 20 December 2022 (ref. 22/05746/FULL and 22/05745/LBC) for Variation of Condition 1 of planning permission dated 08 September 2014 (RN:14/03923/FULL) for the excavation to create basement extension and lower pavement vaults; removal of existing extensions and replace with extensions at rear lower ground to third floor level including roof terrace at rear first floor level; erection of fourth floor extension in mansard style to rear and open up blind windows to front; installation of plant within mansard structure; new landscaping to garden and replace boundary wall with 16 Wilton Crescent; namely, alterations to the size and position



of the new rooflights and access hatch at roof level, opening up of a blind window at rear third floor level and alterations to the glazing on the front elevation.

Most of the works permitted by planning permission 22/05746/FULL and listed building consent 22/05745/LBC are now complete. Listed building consent is required for proposals at the rear of the property, which have already been consented under a s73 application the main application (planning permission ref. 23/01618/FULL).

Summary of proposals

Garden

Revised finishes and layout of the garden, including the provision of a new freestanding trellis. New low-level air duct to be concealed behind the trellis.

External Ground Floor

Extended landing of the approved metal stairs to the balcony.

First Floor Terrace

Is proposed to add low-level planters to sides of the sitting area on the 1st floor terrace.

Elevation (Garden South View)

Simplified railings design (black-painted metal spindles and handrail) to better match the neighbouring properties and comply with British Standards. It is also proposed to add traditional air vent grilles concealed behind the metal stairs.

Application Documents

This application is accompanied by the following information:-

1. Completed application form;
2. Site location plan drawing;
3. Application drawings by Stanhope Gate Architects;
4. Heritage Statement by HCUK.

We trust the enclosed information is sufficient in order to validate the application. If you have any queries or require any further information, please contact Chris Beard or Eleanor Hulm at this office.

Yours faithfully

DPS Limited



DP9 Limited

Enc.