

**ARTICLE 4(1) DIRECTION**

**LONDON BOROUGH OF REDBRIDGE**

**ARTICLE 4(1) DIRECTION**

**Town and Country Planning Act 1990**

**Town and Country Planning (General Permitted Development)**

**Order 1995 (as amended)**

**THE LONDON BOROUGH OF REDBRIDGE (WANSTEAD VILLAGE CONSERVATION AREA)**

**ARTICLE 4(1) DIRECTION 2012**

**RECITALS**

1. The London Borough of Redbridge ("the Authority") is the local planning authority within the meaning of Article 4(4) of the Town and Country Planning (General Permitted Development) (Amendment) (England) Order 2010.
2. The Authority is satisfied that it is expedient that the development described in Schedule 2 to the Order and specified in the First Schedule of the London Borough of Redbridge (Wanstead Village Conservation Area) Article 4(1) Direction 2012 ("Direction") should not be carried out unless permission is granted for it on an application made under Part III of the Town and Country Planning Act 1990.

**NOW THEREFORE** the Authority in pursuance of Article 4(1) of the Order hereby

**DIRECTS THAT**

1. The permission granted by Article 3 of the Order shall not apply to development specified in the First Schedule to this Direction in respect of the land specified in the Second Schedule to this Direction ("the Land").
2. This direction that is made pursuant to Article 4(1) does not require the approval of the Secretary of State because it relates to development described in Parts 1, 2, 31 and 40 of Schedule 2 of the Order.
3. In accordance with Article 6(7), this Direction shall remain in force until [4<sup>th</sup> June 2013] (being 6 months from the date of this Direction) and shall then expire unless confirmed by the Authority in accordance with Articles 6(8) and 6(9) of the Order before the end of that six-month period.
4. This direction shall come into force in respect of any part of the Land on the 21<sup>st</sup> February 2013 in respect of any part of the Land referred to in the second schedule to the Direction (and as outlined in red on the attached plan)



## **FIRST SCHEDULE**

The permitted development rights to be withdrawn from the Land are as follows: -

1. The enlargement, improvement or other alteration of a dwellinghouse (including the alteration, installation or replacement of window(s) and door(s)) where any part of the enlargement, improvement or alteration would front the highway being development comprised within Class A of Part 1 of Schedule 2 to the Order and not being development comprised within any other Class.
2. Any alteration to the roof of a dwellinghouse where the alteration to the roof slope fronts the highway being development comprised within Class C of Part 1 of Schedule 2 to the Order and not being development comprised within any other Class.
3. The erection or construction of a porch outside any external door of a dwellinghouse where the external door fronts the highway being development comprised within Class D of Part 1 of Schedule 2 to the Order and not being development comprised within any other Class.
4. The provision within the curtilage of a dwellinghouse of a hard surface for any purpose incidental to the enjoyment of the dwellinghouse or the replacement in whole or part of such a surface where the hard surface would front the highway being development comprised within Class F of Part 1 of Schedule 2 to the Order and not being development comprised within any other Class.
5. The erection, alteration or removal of a chimney on a dwellinghouse within the curtilage of a dwellinghouse being development comprised within Class G of Part 1 of Schedule 2 to the Order and not being development comprised within any other Class.
6. The erection, construction, maintenance, improvement or alteration of a gate, fence, wall or other means of enclosure where the gate, fence, wall or other means of enclosure would be within the curtilage of a dwellinghouse and would front the highway being development comprised within Class A of Part 2 of Schedule 2 to the Order and not being development comprised within any other Class.
7. The painting of brickwork or masonry on the exterior of a dwellinghouse or any building or enclosure within the curtilage of a dwellinghouse which consists of the painting of the brickwork or masonry of any part of the exterior which fronts the highway being development comprised within Class C of Part 2 of Schedule 2 to the Order and not being development comprised within any other Class.
8. The demolition of the whole or any part of any gate, fence, wall or other means of enclosure which is within the curtilage of a dwellinghouse and fronts the highway being development comprised within Class B of Part 31 of Schedule 2 to the Order and not being development comprised within any other Class.
9. The installation, alteration or replacement of solar PV or solar thermal equipment on – (a) a dwellinghouse; or (b) a building situated within the curtilage of a dwellinghouse, being development comprised within Class A of Part 40 of Schedule 2 to the Order and not being development comprised within any other Class.

10. The installation, alteration or replacement of stand alone solar equipment being development comprised within the curtilage of a dwellinghouse within Class B of Part 40 of Schedule 2 to the Order and not being development comprised within any other Class.
11. The installation, alteration or replacement of a flue, forming part of a biomass heating system, on a dwellinghouse within Class E of Part 40 of Schedule 2 to the Order and not being development comprised within any other Class.

**SECOND SCHEDULE**

The Direction relates to the area of land shown edged in red on the attached Plan forming part of the Wanstead Village Conservation Area comprising the following properties: -

**Spratt Hall Road: nos. 1 - 47 inclusive (excluding Police Station).**

**GIVEN UNDER THE COMMON SEAL**

of the London Borough of Redbridge [day/Month/Year].

22 March 2013

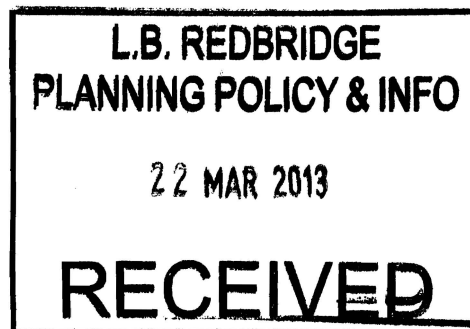
In the presence of: -

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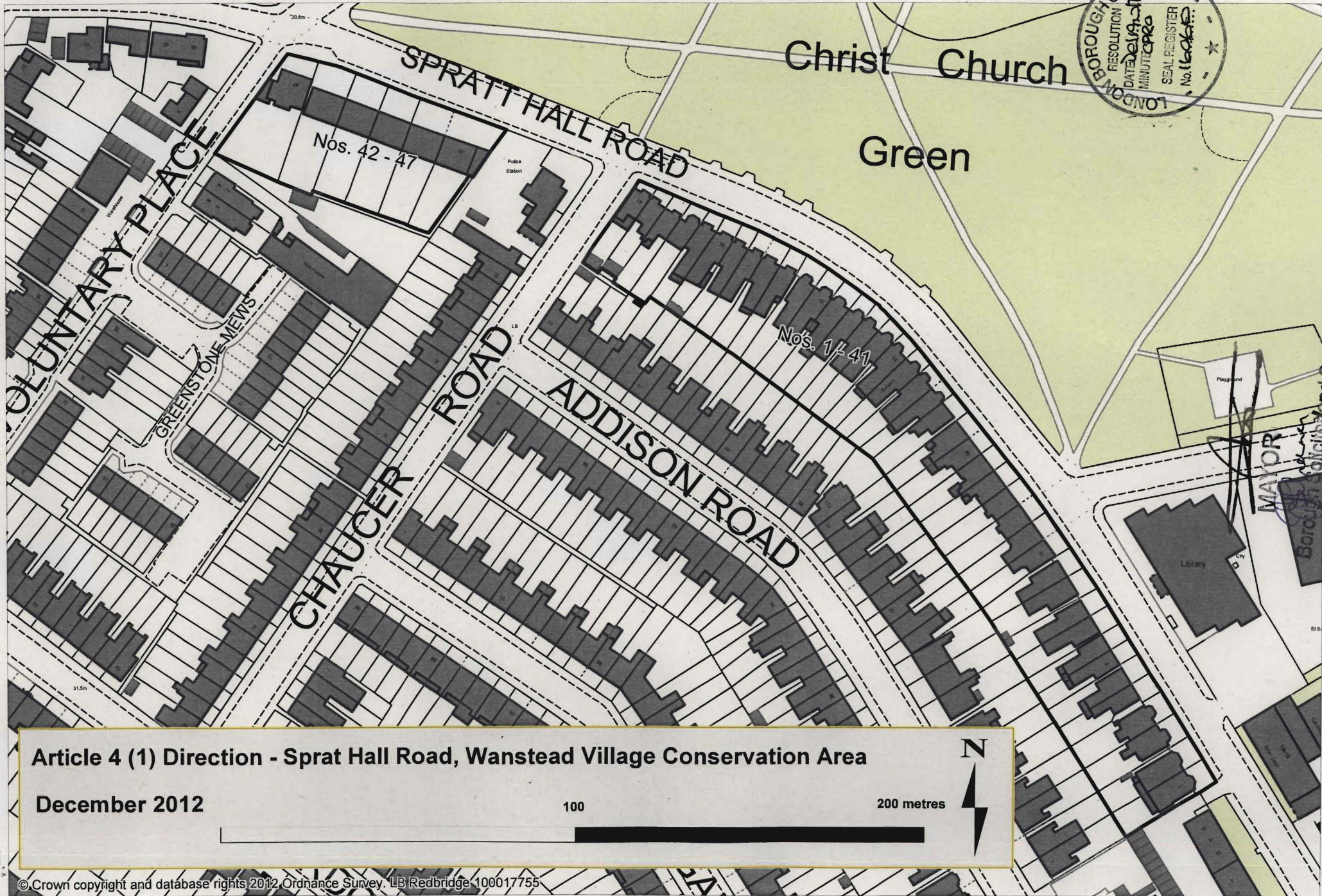
Mayor



Borough Solicitor and Secretary







LONDON BOROUGH COUNCIL  
RESOLUTION  
DATE 26/11/12  
MINUTES  
SEAL REGISTER  
No. 166/12

Christ Church  
Green

SPRATT HALL ROAD

Nos. 42 - 47

Police Station

Nos. 1 - 41

ADDISON ROAD

CHAUCER ROAD

VOLUNTARY PLACE

GREENSTONE VIEWS

Playground

Library

MAYOR

Borough Solicitor and Secretary

Article 4 (1) Direction - Spratt Hall Road, Wanstead Village Conservation Area

December 2012

100

200 metres

