

22 August 2018

Citroen Site, Capital Interchange Way, Brentford**in the London Borough of Hounslow
planning application no. 01508/A/P6**

This further addendum sets out various factual updates, clarifications and corrections which need to be considered in conjunction with the Representation Hearing Report originally published on 12 July 2018 and addendum published on 20 July 2018 (GLA ref: GLA/4279/03).

Policy update

Since publication of the report and addendum and the representation hearing which took place on 20 July 2018, the Government has published the revised National Planning Policy Framework (revised NPPF) (published on 24 July 2018). The framework sets out the government's planning policies for England and replaces the original NPPF which was published in March 2012. The policies in the revised NPPF are now material considerations in determining planning applications.

On 13 August 2018 the Mayor published a version of the draft London Plan that includes his minor suggested changes. These suggested changes have been prepared following a review of consultation responses, and consist of clarifications, corrections and factual updates to the draft Plan that will help inform the examination in public.

GLA officers have reassessed the application in relation to the revised NPPF and the draft London Plan showing minor suggested changes and concluded that it does not raise any further material considerations that have not already been raised and considered in the Representation Hearing Report and addendum.

Amendments to the report

Subsequent to the representation hearing which took place on 20 July 2018, it was brought to GLA officers' attention by Historic England that the Representation Hearing Report contained various points of fact which needed to be updated, clarified or corrected. GLA officers subsequently gave the Applicant an opportunity to comment on the points raised. After having taken Historic England's and the Applicant's views into account, whilst it is considered by GLA officers that these points do not alter in any way the conclusions of the Representation Hearing Report, it is nevertheless prudent that these points are dealt with in this further addendum. As such, the factual updates, clarifications and corrections below are not considered to raise any further material considerations that have not already been raised and considered in the Representation Hearing Report.

To clarify:

- Paragraphs 198, 227, 228, 243 and 250 reference to the Golden Lane Estate should be deleted and replaced with: *Brentford Towers*
- Paragraph 218 should state: *The site is not in a Conservation Area nor does it contain any listed buildings. The applicant's HTVIA addendum identifies nine Conservation Areas, 54 statutorily listed buildings and two locally listed buildings that potentially could be affected by the proposed development within 750 metres of the site. The figures below show the locations of the nearest Conservation Areas and identified listed buildings and structures likely to be impacted by the proposal. The Royal Botanic Gardens Kew World Heritage Site (RBGK WHS) is situated south of the River Thames, approximately 600 metres from the site. The site is also within an Archaeological Priority Area.*

- The caption on Figure 6 should state: *Listed Buildings and Locally Listed Buildings within 1km of the site that have the potential to be impacted by the scheme as identified in the applicant's HTVIA and agreed by the Council during the EIA scoping process.*
- Figure 7 should be inserted below figure six:

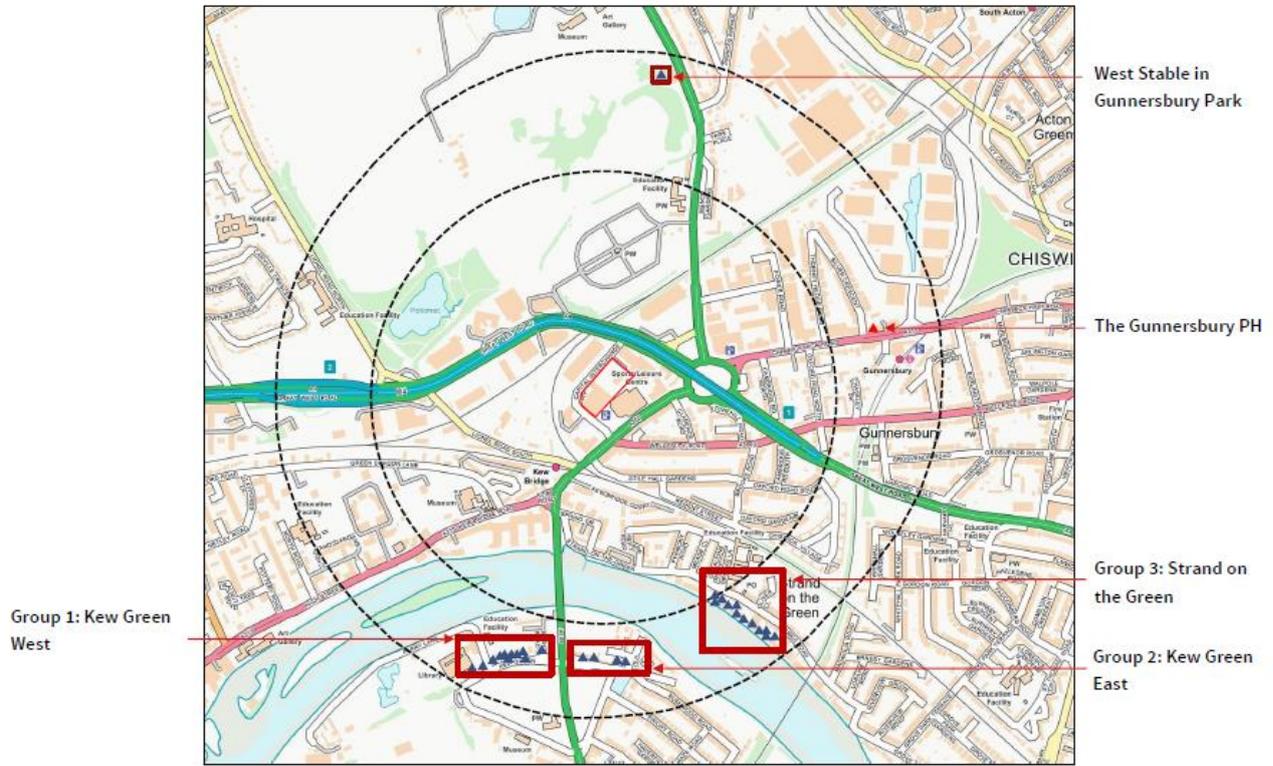


Figure 4.1. Location of Listed Buildings and Locally Listed Buildings between 500m and 750m from the Site (Blue: Listed Building / Red: Locally Listed Building)

- Paragraph 234 should state: *As discussed above, there are nine conservation areas within 1 kilometre of the site, five of these are within 500 metres of the site. There would be views of the scheme from Gunnersbury Park Conservation Area, Thorney Hedge Conservation Area, Wellesley Road Conservation Area, Kew Bridge Conservation Area, Strand on the Green Conservation Area and Kew Green Conservation Area. View 10 (Chiswick War Memorial) of the applicant's HTVIA confirms that the proposal would be unable to be seen from Turnham Green Conservation Area.*
- Paragraph 237 should state: *The Kew Green Conservation Area contains part of the Kew WHS site as well as a large part of the buffer zone of the RBGK WHS. It retains the original core of the historic village of Kew. The area consists of a village green including cricket pitch and is surrounded by mostly Grade II listed eighteenth and nineteenth century buildings. To the south of the green is the Grade II* Listed church of St Anne which features within its churchyard the Grade II* listed tombs of Zoffany and Thomas Gainsborough both of whom painted landscapes and portraits that are considered to be influential pieces of English art history. At the west of the Green is the Grade II* Listed Elizabeth Gate which is one of the entrances to RBGK WHS.*
- Paragraph 248 should state: *GLA officers have considered the impact of the scheme on the Grade I Listed Orangery Building, Grade II* Listed church of St Anne, Grade II* listed tombs of Zoffany and Thomas Gainsborough, the Grade II* Listed 356 and 358 Kew Road, the Grade II Listed 71, 70 and 70A Strand on the Green and the Grade II* Listed Zofanny house in the relevant World Heritage Site/Conservation area assessments above.*
- Paragraph 249 should state: *The proposals would not impact on the setting of the other listed buildings identified in figure six and seven due to their distance from the application site and the fact*

that most cases the proposed buildings would not be seen together in any significant views of these buildings.

- Paragraph 250: *Gunnersbury Park is a Registered Park and Garden (Grade II*) and Conservation area was made a public park in 1926 (it was previously a large country mansion built in C1658-63 for Sir John Maynard by John Webb and used as the summer residence of Princess Amelia in the 18th Century and now contains the Grade II* Listed large mansion (built c.1658-63, previously a residence and now a museum) and Grade II small mansion (built 1805, previously a resident and guest house and now used for events)). Due to the open nature of Gunnersbury Park the development will be visible in various locations through the park and cemetery. Views 1 (North-west corner of Gunnersbury Park, looking south east) and 3 (Orangery, Gunnersbury Park, looking south) contained in the HTVIA demonstrate that in the open areas of the park where the development will be visible above the tree line, it will form part of the park's urban backdrop in conjunction with the towers of the Brentford Towers, Vantage West Building and the Brentford Community Stadium development. As demonstrated in View 2 of the HTVIA from the edge of the pond and outside the Grade II* listed Gunnersbury temple the development would be largely screened by mature trees and seen within the context of the Vantage West building. View 4 (Gunnersbury Cemetery, looking south west) and View 5 (Gunnersbury Cemetery, looking south/south east) of the HTVIA shows that the proposal would be clearly visible from parts of the cemetery, however given the separation distance and existing background development this would not be overbearing. Overall, officers consider that the proposed development would not have an adverse effect upon the setting of Gunnersbury Park, or any of the listed buildings and structures and landscape features within in and would therefore have no impact on the significance of these designated heritage assets.*

for further information, contact GLA Planning Unit (Development & Projects):

Juliemma McLoughlin, Assistant Director - Planning
020 7983 4271 email juliemma.mcloughlin@london.gov.uk

John Finlayson, Head of Development Management
020 7084 2632, email john.finlayson@london.gov.uk

Nick Ray, Principal Strategic Planner
020 7983 4178 email nick.ray@london.gov.uk

Kate Randell, Senior Strategic Planner (Case Officer)
020 7983 4173 email kate.randell@london.gov.uk
