



GENERAL INFORMATION LEAFLET

WESTBOURNE 5

Conservation Area



City of Westminster

DEPARTMENT OF PLANNING AND CITY DEVELOPMENT
DEVELOPMENT PLANNING SERVICES MAY 2004

TO VIEW CONSERVATION AREA MAP
[CLICK HERE](#)
FOR LINK TO
WESTMINSTER MAPPING SYSTEM

Designation: First designated in 1973; extended in 1978 to include properties north and south of Westbourne Grove and an area to the northwest centred on St Stephen's Gardens; extended also in 1998 to include Westbourne Grove Terrace, Hatherley Grove and Burdett Mews as well as the north side of Westbourne Park Villas.

Historical Background: The area (and parts of Kensington adjacent) was laid out and developed mostly around 1850-1855 following the earlier rapid urbanisation of Bayswater and Paddington to the south and east. Westbourne Grove itself still crossed open fields as late as 1840. More recent developments include 32 Newton Road, a modern detached house by Denys Lasdun, 1937-38.

Listed Buildings: Grade II listed buildings include 14 and 16 Westbourne Park Road; 11-23 (odd) Talbot Road, 32 Newton Road; 26 and 112, 154, 156, 162, 164 Westbourne Grove; 48 Kensington Gardens Square; 7-53 (odd) Chepstow Road; 22-68 (even) Chepstow Road; 42-106 (even) and 49-107 (odd) Hereford Road; 4, 6, 7 and 9 Needham Road and the church of St Stephen's, Westbourne Park Road.

The Roman Catholic Church and presbytery of St. Mary of the Angels, Moorhouse Road are Grade II and Grade II* respectively.

Key Features: Architectural form and townscape are recognisably coherent comprising both terrace and villa developments mainly arranged either side of streets running north-south between Westbourne Grove and Talbot Road, giving the area a rigid grid pattern, except for the terraces and villas around St. Stephen's church, Westbourne Park Road. Generally a more modest scale, three or four storeys, than nearby Bayswater but employing a similar combination of brick and stucco facades, many in compositions emphasising the end and centre group of houses as in Chepstow Road. In land use terms the area is predominantly residential, the main exceptions being the Victorian shopping street of Westbourne Grove and the informal workspaces found in rear mews.

Adjacent Conservation Areas: Bayswater Conservation Area is directly south and east. Pembridge Conservation Area (in the Royal Borough of Kensington and Chelsea) is to the west.

Areas of Special Archaeological Priority: Not affected.

Article 4 Directions: 1-27 Bridstow Place: A Direction was approved on 5th May 1975 controlling any developments affecting the external appearance of a dwelling house, including the erection of a structure or hard standings within the curtilage; the erection of any means of enclosure, means of access to a highway or the painting of buildings.

Regulation 7 Directions: The whole area is affected by the requirement that any advertisement for the sale or letting of land (including estate agents' boards advertising shops, houses, flats or offices) must be given consent by the City Council as local planning authority. Displaying an advertisement without having first obtained consent is a criminal offence.

Planning Briefs and Design Guides: No specific guidelines for this area.

Strategic Views: Not affected.

Spaces protected by the London Squares Act 1931: Kildare Gardens, Westbourne Gardens, St Stephen's Gardens.(*)

(* *The part of St Stephen's Gardens between Chepstow Rd. and Shrewsbury Rd, referred to in the above Act as St Stephen's Square and renamed St Stephen's Gardens on 1 January 1938.*

Registered Historic Parks and Gardens: Not affected.

Contacts:

**Built Environment
Westminster City Council
City Hall, 64 Victoria Street, London, SW1E 6QP
Tel: (020) 7641 2513
PlanningInformation@westminster.gov.uk**