

Delegated Report		Analysis sheet		Expiry Date:		14/11/2012	
		N/A / attached		Consultation Expiry Date:		31/10/12	
Officer				Application Number(s)			
Rachel Miller				2012/4342/P			
Application Address				Drawing Numbers			
Parliament Hill Football Changing Rooms Hampstead Heath				Site Location Plan: Drawing No(s) 398-12 AR 00, DJ/PHF/FCR - A3 - 01, DJ/PHF/FCR - A3 - 02,			
PO 3/4		Area Team Signature		C&UD		Authorised Officer Signature	
Proposal(s)							
Partial use of building as RSPB project office and volunteer base.							
Recommendation(s):		Grant					
Application Type:		Full Planning Permission					
Conditions or Reasons for Refusal:		Refer to Draft Decision Notice					
Informatives:							
Consultations							
Adjoining Occupiers:		No. notified	06	No. of responses	00	No. of objections	00
				No. electronic	00		
Summary of consultation responses:		None received.					
CAAC/Local groups* comments: *Please Specify		Not applicable.					

Site Description

The application site comprises of an outdoor sports changing rooms on the Parliament Hill area of Hampstead Heath. The single storey building is located north of the footbridge over the London Overground rail line to Savernake Road, west of Nassington Road and East of the public paddling pool on Parliament Hill.

The building currently has six dressing/changing rooms with shower and toilet facilities and a small kitchen area. It has a total floor area of 267sqm. There is level access into the building to the East.

Relevant History

None

Relevant policies

LDF Core Strategy and Development Policies

CS10 – Protecting Community Uses

CS15 – Protecting & Improving Parks & Open Spaces

DP15 – Community and Leisure Uses

Assessment

The application proposes the partial change of use from outdoor sports changing rooms to a project room and volunteer base from members of the Royal Society for the Protection of Birds. There are no external works proposed.

The proposals include using three of the existing changing rooms (48sqm) as a volunteer base for the “Wild about Hampstead Heath” project run by the RSPB. The changing rooms on the north side of the building would be converted into a rest/work area for the volunteers and include the upgrade of the existing kitchenette. The proposed layout would include a project room to create space for 10-15 people, a project office and a rest area with seating for volunteers. The facility would be managed by staff when the premises are in use.

The Applicant has stated that the building is underused as sports changing facilities due to sports clubs using facilities at the nearby Parliament Hill Lido.

The proposals would bring about no loss of community facility and part of the building would remain for the use of sports clubs. The proposed use for members and volunteers of the RSPB would enable the use of the building to be maximised.

Recommendation: Approve

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