

**LADBROKE ASSOCIATION**  
Minutes of the 52<sup>nd</sup> Annual General Meeting  
held on the 17<sup>th</sup> November 2021  
at St Peter's Church, Kensington Park Road

Present        Peggy Post  
                  Billie Lee  
                  Paul Bastick  
                  Richard and Janet Miles  
                  Gerard Legrain  
                  Suzanne Press  
                  Michael Becket  
                  Kay Broadbent  
                  Helen Brunner  
                  Geoffrey Roome  
                  Jenifer Garrett Smith  
                  Christopher and Olivia Lilwall  
                  Sophia Wallace Turner  
                  Christiaen van Lanschot  
                  Barbara Carlisle  
                  Rosemarie Breitenstein  
                  Paul Krebs  
                  Peter Hodges  
                  E C Bottie  
                  Catherine Faulks  
                  Christopher Stainforth  
                  Robina Rose  
                  Andrew Jamieson  
                  Dori Schmetterling  
                  Malcolm Pawley  
                  Jonathan Searle  
                  Joanna Gardener  
                  Michael Wheldon  
                  Tom Croft  
                  Anne Chorley  
                  Sophia Lambert

Apologies     Sir Angus Sterling  
                  Jane Martineau  
                  Tony Temple  
                  Peter Mishcon  
                  Sandra Wilkinson  
                  Charles Sands  
                  Katja Tausig

Ann Mytton  
Nigel Pullman

**1. Minutes of the Last Meeting**

The Minutes of the last meeting were approved

**2. Matters Arising from the Minutes**

There were no matters arising from the minutes

**3. Chairman's Report**

The Chairman welcomed everyone to the meeting and reported that for the first part of the year the Committee had done its business by email. Each week one of our four architects would look at the planning applications and give their recommendations. In the summer, however, we resumed meeting, wherever possible in the garden of a committee member (we were only rained off once).

As usual our main work had been to look at all the planning applications in the area. Most of them were simple things requiring no comment, but there were quite a few where we lodged objections. Many of these involved rear elevations giving onto communal gardens where the applicants wanted to add often quite unsuitable extensions – in gardens and on roofs. The importance here was not just the view from the communal garden, but also light pollution from rear extensions with big windows. We found it sad that no sooner has someone purchased an historic house than they wish to enlarge or extend it, often obliterating the characteristics that made the property and its surroundings special. One problem had been that during the pandemic planning officers giving pre-application advice had been unable to make site visits and sometimes deemed proposals acceptable that they might not have done if they had seen the site. Once pre-app advice had been given, the officers were pretty well bound to support that advice.

The noise of increased outside living with the pandemic was yet another form of pollution that had attracted concerns. Patio heaters, fire pits and external fireplaces were also potentially polluting or energy-wasting.

This year had also seen important consultations. The Council had consulted on a Supplementary Policy Document on “greening”. This was not a very helpful document as it is chiefly about big new-build schemes and not relevant to our Victorian houses. We did succeed however in persuading the Council to issue a separate householder guide which is much more helpful.

Households are being encouraged to replace their gas boilers but the installation of heat pumps as an alternative is expensive, very difficult to install in a built-up area such as the Ladbroke Estate and not very effective without

really excellent insulation. It was likely to be some years, therefore, before we saw the back of gas boilers.

Questions were addressed to the Chairman on the following subjects:

Light pollution and the environment

Subterranean developments and their effect on neighbours.

Flooding

Air Conditioning, double glazing and solar panels

Parking spaces and electric cars and charging points

The Chairman detailed action taken by the Association or otherwise explained the views of the Association.

#### **4. Treasurer's Report and Adoption of Accounts**

The Treasurer circulated the accounts to the meeting and presented a report on the main items of income and expenditure. It was to be noted that the Association claimed Gift Aid on a two yearly basis, so that was a lumpy item in the accounts. The subscription remained at £15 and we had attracted a number of new members during the year. However, there were also a number of members leaving the area or dying so membership remained fairly constant. Our reserves remain substantial which is considered prudent as we may have to seek some legal or specialist advice at any time. We had spent some money on revamping our website and also donated £2,500 to St Peter's Church for clock repairs.

#### **5. Election of Officers and Committee**

Sophia Lambert was elected as Chairman in 2019 for a period of three years.

Paul Bastick and Anne Chorley had agreed to stand again as Treasurer and Secretary. The appointment of Paul Bastick was proposed by Kay Broadbent and seconded by Catherine Faulks. The appointment of Anne Chorley was proposed by Peggy Post and seconded by Billie Lee.

The committee was re-elected en bloc for a further period of three years.

Kay Broadbent

Tom Croft

Catherine Faulks

Sandra Kamen

David Marshall

Peter Mishcon

Jane Martineu

Tony Temple

Peggy Post

Billie Lee had been co-opted onto the committee in 2021 and was due to be

elected to the committee. He was proposed by Peggy post and seconded by Catherine Faulks.

**6. Any Other Business**

Joanna Gardener proposed a vote of thanks to the Chairman which received a warm response, and there being no further business the Chairman closed the meeting.







