

LADBROKE ASSOCIATION
Minutes of the Annual General Meeting
held on Thursday 20th July 2023
at St Peter's Church, Kensington Park Road

Present Sarah Quill
 Hilary Little
 Jan Brown
 Barbara Carlisle
 Jean Gillespie
 Anna Healy
 Paul Krebs
 Graham Child
 Holly Smith
 Joanna Gardner
 Sandra Wilkinson
 Charles Hart
 William and Karen Clark
 Carla Petschek
 Cicely Taylor
 Suzanne Press
 Julia Fuller
 Richard and Janice Miles

From the Ladbroke Association Committee
 Sophia Lambert, Chairman
 Paul Bastick
 Anne Chorley
 Kay Broadbent
 Peggy Post
 Catherine Faulks
 Liz Ellerton
 David Marshall
 Malcolm Pawley
 Peter Mishcon

Apologies Tony Temple Peter Collecott
 Tom Croft Gordon Cooke
 Nigel Crump Ruth East

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 said that the bread-and-butter work of the Association continued to be the examination of the 30-odd planning applications that came in each month for the Ladbroke area. In the last year there had been an increasing number of applications for double-glazing of existing windows. These were almost invariably granted and the Association was trying to persuade the Council that planning permission was not needed whether new windows were "like-for-like" and not on a listed building.

Another growth area was retro-fitted air- conditioners, which was more worrying as they were energy intensive, added to the urban heat effect and were often difficult to site on our Victorian buildings. Fortunately, heat pumps, which looked to be the way of the future, could double as cooling units in summer. The Association was also worried about the amount of paving being installed in gardens, as the run-off from impermeable surfaces increased flood risk.

The RBKC planning department had been in a fairly chaotic state over the past few months with continual changes in personnel. Many of the officers' reports on applications had been sloppily drafted and contained errors. One particularly egregious case in Ladbroke Square was so full of mistakes that it had prompted one of the objectors to make a formal complaint. To do it justice, the council did admit most of the errors. There were now more permanent officers in place and it was to be hoped that things would improve.

A lot had been going on in the Portobello Road where, after much pressure (including from one particularly determined Ladbroke Association member), the Council were at last getting to grips with the graffiti. Improvements to the infrastructure (better pavements etc.) were planned and the chairman had been invited to sit on a panel to oversee these plans.

The latest planning application for the Newcombe House site had now been submitted to the Council and was open for comments. Unlike the consented plan, which involved demolishing and rebuilding the tower to a greater height, the latest plan was for refurbishment of the tower, albeit fatter and with some

extra floors. The Association was very concerned that no proper plaza was proposed.

Finally, the chairman invited members to encourage their neighbours to join the Association, to make up for the members who had left the area or died.

4. Adoption of Annual Accounts

The accounts were presented to the meeting. The Treasurer said that membership was up and there was a healthy surplus. It was felt prudent to maintain a surplus as we may at some stage need to take specialist advice. In order to protect the Association from any claims for damages we had now taken out insurance. The adoption of the accounts was proposed by Peggy Post and seconded by Peter Mishcon.

Film companies are usually prepared to make a donation to Residents' Associations to compensate for the inconvenience caused by their activities. The Ladbroke Association had agreed to receive donations for filming in its area and to spend them in a way that benefited the area. We were planning to use part of the funds to hold an Art Competition. Entries would be invited in three categories: up to age 11; 12-17; and over 18 for drawings of buildings or anything else in the area. We hoped to find a well-known artist to judge the entries. The drawings would be exhibited.

Election of Officers

Last year Sophia Lambert had agreed to stand as Chairman and had been elected for a three year period.

Paul Bastick who has acted as Treasurer for more than 35 years is to stand down and in his place Kay Broadbent has agreed to stand as Treasurer. The appointment of Kay Broadbent as Treasurer was proposed by Catherine Faulks and seconded by Malcolm Pawley.

Paul Bastick was thanked for his sterling work over such a long period of time. He remains a very valued member of the Committee and as a building services engineer is frequently called upon for his specialist advice when the Committee is considering planning applications.

Anne Chorley had agreed to stand as Secretary and was proposed by David Marshall and seconded by Peter Mishcon.

The Committee was elected en bloc in 2021 for a period of three years, so no election was needed this year.

Paul Bastick
Liz Ellerton
Catherine Faulks
David Marshall
Peggy Post
Tony Temple

Tom Croft
Billie Lee
Sandra Kamen
Peter Mishcon
Nick Simmons

Any Other Business

A question was raised regarding the application to change No.76 Kensington Park Road from an antique arcade to a restaurant with an entrance from Portobello Road, and with necessary plant and equipment installed in the basement of No. 76. A subsequent planning application has been received by the council which proposes that No.76 should be residential with a much smaller arcade on the Portobello end. The Ladbroke Association was watching developments carefully.

The matter of completely refurbishing the Portobello Market was raised. Sophia Lambert is part of a committee which is studying the proposals.

Joanna Gardner proposed a vote of thanks to Sophia Lambert for her exceptional work chairing the Ladbroke Association and all that it involves.

Sophia Lambert in return proposed a vote of thanks to the architects on the committee who gave up so much of their time to consider every planning application month by month.

There being no further business the Chairman closed the meeting.