

## Delegated Report

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| <b>Application No:</b> | <b>20251226</b>                                                                                                                                                          |
| <b>Location:</b>       | <b>Former Guru Nanak Darbar Gurdwara, Clarence Place, Gravesend<br/>DA12 1LD</b>                                                                                         |
| <b>Description:</b>    | <b>Application for the approval of condition 8 (External Facing<br/>Materials) and condition 11 (Render Details) attached to planning<br/>reference number 20220728.</b> |
| <b>Applicant:</b>      | <b>Guru Nanak Darbar Gurdwara</b>                                                                                                                                        |

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### Submitted Documents/Plans

Application form  
Cover letter  
Schedule of work  
Brick sample Smeed Dean London Stock by Wienerberger  
Email dated 7 January 2026 confirming the paint will be Dulux trade weathershield masonry  
paint in Magnolia and the stone will be natural.  
Roof slate details (Pizarras Gallegas)  
Drawing no. PD-22 rev B (proposed metal railings detail to front wall and street scene)  
Drawing no. 181-PD-111 (proposed external materials)

### Relevant Planning History

**20220728** Conversion of existing building to accommodate 14 residential apartments with  
ancillary cycle and bin storage facilities

**Permitted 31 January 2023**

### Consultations, Publicity and Representations

GBC Conservation Officer

The submitted details are acceptable.

### Analysis

Condition 8 of 20220728 states:

8. *Before any external alterations commence, samples and detailed specifications of all external materials, including new brick/stone/ roof tiles to be used on the development hereby permitted shall be submitted to and agreed in writing by the Local Planning Authority. The development shall be carried out only in accordance with the agreed materials.*

*Reason: To ensure the development preserves the character and appearance of the Conservation Area in accordance with Policies CS19 and CS20 of the Gravesham Local Plan Core Strategy (September 2014).*

A brick sample of a Smeed Dean London Stock brick by Wienerberger has been provided and is acceptable. The proposed Pizarra Gallegas roof slate is also acceptable. The Portland stone is to be left natural in colour and that is also acceptable. Condition 8 can therefore be discharged.

Condition 11 of 20220728 states:

11. *Before the render hereby permitted is applied, a specification for the external render to be used shall be submitted to and agreed in writing by the Local Planning Authority. The development shall be carried out only in accordance with the approved details. The specification shall define:*

- *The mortar mix,*
- *The number of coats and finish, including colour,*
- *Backing and edging materials,*
- *The relationship to existing finishes and openings.*

*Reason: To ensure the development preserves the character and appearance of the Conservation Area in accordance with Policies CS19 and CS20 of the Gravesham Local Plan Core Strategy (September 2014).*

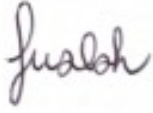
The proposed lime render is acceptable as is the schedule of works provided. The applicant has confirmed that the render will be painted magnolia to match the rear elevation facing William Street and this is acceptable. Condition 11 can be discharged.

**Recommendation:**

Sufficient information and details have been submitted in order for conditions 8 (external facing materials) and 11 (render details) of 20220728 to be discharged.

Approval of details.

**See draft Decision**

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| <b>Case Officer:</b> Alison Webster                                                                | <b>Team Leader:</b> Faye Walsh                                                                     |
| <b>Signed:</b>  | <b>Signed:</b>  |
| <b>Dated:</b> 15 January 2026                                                                      | <b>Dated:</b> 15 January 2026                                                                      |