

Pending Decisions List

WEEK 22 2020 - 29 May 2020 to 5 June 2020

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BEDFONT, FELTHAM & HANWORTH AREA

CENTRAL HOUNSLOW AREA

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Development on Council Land

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PENDING DECISIONS LIST

WEEK 22 2020
29 May 2020 to 5 June 2020

BEDFONT, FELTHAM & HANWORTH AREA

Minor & Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	88 Rochester Avenue, TW13 4EJ	Feltham West	00885/88/P2	adam.mitchell@hounslow.gov.uk
Proposal	Conversion of house into two flats			
No. of submissions: 3	<p>Summary of objections</p> <ul style="list-style-type: none"> - Insufficient original floor area; - Insufficient parking - Unsafe access <p>Summary of likely reasons for refusal</p> <ul style="list-style-type: none"> - Unacceptable layout and poor living conditions, no outdoor space for upper flat - Loss of a small family house - Unacceptable vehicle and pedestrian access 			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
2	7A Hamilton Parade, Groveley Road TW13 4PJ	Feltham West	00438/C7/P9	adam.mitchell@hounslow.gov.uk
Proposal	Use of the first floor rear roof area as a balcony, erection of privacy screens and retention of a door to the side elevation of the first floor rear extension.			
No. of submissions: 0	<p>Summary of likely reasons for refusal</p> <ul style="list-style-type: none"> - Harm to neighbour's living conditions and the appearance of the area 			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
3	13 Boundaries Road, TW13 5DR	Hanworth Park	00136/13/P9	adam.mitchell@hounslow.gov.uk
Proposal	Demolition of existing garage and erection of two storey side extension to the house			
No. of submissions: 0	<u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Harm to the appearance of the area 			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
4	62 Harlington Road East, TW13 5BN	Hanworth Park	00560/62/P1	lewis.mckay@hounslow.gov.uk
Proposal	Erection of a single storey rear extension to the house			
No. of submissions: 1	<u>Summary of objections</u> <ul style="list-style-type: none"> - Excessive depth - Loss of light - Impact on existing extension <u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Harm to neighbours' living conditions - Harm to the character and appearance of the house and the area 			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
5	31 Exeter Road, TW13 5NY	Hanworth	00425/31/P3	leon.machisa@hounslow.gov.uk
Proposal	Installation of an automatic gate and metal railing to the front of the property			
No. of submissions: 0	<u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Harm to highway safety - Harm to the character and appearance of the house and area 			
Outcome				

Minor & Householder Applications to be recommended for Approval with objections

None

Major Applications

None

Breaches of Planning Control where Enforcement is to be undertaken

None

PENDING DECISIONS LIST

WEEK 22 2020
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CENTRAL HOUNSLOW AREA

Minor & Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	11 Charter Crescent TW4 6AY	Hounslow West	00235/11/P4	adam.mitchell@hounslow.gov.uk
Proposal	Change of use into a House in Multiple Occupation for up to seven people including erection of a part first floor side, part single part two storey rear, rear roof extension and associated alterations			
No. of submissions: 4	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - Unacceptable in principle; - Harm to neighbour's living conditions; - Car parking <p><u>Summary of likely reasons for refusal</u></p> <ul style="list-style-type: none"> - Unacceptable in principle – inappropriate location, loss of small family house 			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
2	52 Hibernia Gardens, TW3 3SD	Hounslow Heath	00602/52/P11	adam.mitchell@hounslow.gov.uk
Proposal	Erection of a first floor side and rear extension			
No. of submissions: 4	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - overshadowing, visual impact <p><u>Summary of likely reasons for refusal</u></p> <ul style="list-style-type: none"> - Harm to neighbours' living conditions; - Harm to appearance of the area. <p>Note: if amended plans reduce the size of the extensions to comply with the Residential Extension Guidelines, permission may be granted under delegated authority.</p>			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
3	49-53 Bath Road, TW3 3BN	Hounslow West	00083/49-53/P1	rupinder.dhoot@hounslow.gov.uk
Proposal	Erection of a detached two storey building with accommodation in the roofspace for use as a care home for people with learning difficulties and special needs (Class C2)with parking and landscaping			
No. of submissions: 1	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - There are a number of declarations made by the applicant that are false in regards to character of the area, that the proposal is residential. - 18 people living at a time will impact drainage and other day to day utilities - Two parking spaces are not enough - Details of landscaping must be submitted now - Loss of privacy - Rear boundary not shown in drawing - Proposal is taller than others <p><u>Summary of likely reasons for refusal</u></p> <ul style="list-style-type: none"> - Detrimental to pedestrian and highway safety <p>Note: if amended plans remove the parking spaces or reduce to one space with sufficient justification, and a suitable energy statement is provided, approval may be recommended under delegated powers.</p>			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
4	35 Martindale Road, TW4 7EW	Hounslow West	00745/35/P8	leon.machisa@hounslow.gov.uk
Proposal	Erection of a part first floor rear extension to the house			
No. of submissions: 0	<p><u>Summary of likely reasons for refusal</u></p> <ul style="list-style-type: none"> - Harm to the appearance of the house and area - Harm to neighbours' living conditions 			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
5	4 Crofters Close, TW7 7PH	Hounslow South	01473/4/P2	nathan.ringer@hounslow.gov.uk
Proposal	Erection of a single storey rear extension, part first floor side extension and rear roof extension with front roof window to the house			
No. of submissions: 7	<p>Summary of objections</p> <ul style="list-style-type: none"> - Reduces off-road parking provision - Harm to the appearance of the property and wider area <p>Summary of likely reasons for refusal</p> <ul style="list-style-type: none"> - The proposal would reduce off-street parking provision. <p>Note: if amended plans retain the garage and revise the window layout in the loft extension to match the floor below and retain the existing first floor rear window, the application may be approved under delegated powers.</p>			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
6	29 Arnold Crescent, TW7 7NS	Hounslow South	00045/29/P2	daniel.hughes@hounslow.gov.uk
Proposal	Erection of a rear roof extension with hip to gable conversion and single storey rear extension with three front roof windows to the house.			
No. of submissions: 0	<p>Summary of likely reasons for refusal</p> <ul style="list-style-type: none"> - Harm to the character and appearance of the area. <p>Note: if amended drawings reduce the size of the rear dormer and set it in from both original side walls by at least 0.5 metres, position its two windows in alignment with the existing first floor windows, and reduce the number of front roof lights from three to two (in alignment with each other), may be approved under delegated authority.</p>			
Outcome				

Minor & Householder Applications to be recommended for Approval with objections

None

Major Applications

None

Breaches of Planning Control where Enforcement is to be undertaken

Item	Address	Ward	Ref. No.	Case officer details
1	41 Kingsley Road, TW3 1PA	Hounslow Central	CURE/2016/00623	jack.savage@hounslow.gov.uk
Breach	Material change of use from a single dwellinghouse to three self-contained flats			
Proposed remedy	<p>Action:</p> <ul style="list-style-type: none">- Cease use as three self-contained flats- Remove all but one of the kitchens and bathrooms and their associated facilities.- Return the property to a condition to enable its lawful use- Remove all resultant debris from the site <p>Reason:</p> <p>The change of use is unacceptable because it provides substandard and cramped accommodation which is harmful to the living conditions of current and future occupants. The development is therefore contrary to Local Plan Policies SC5 & SC6.</p>			
Outcome				

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CHISWICK AREA

Minor & Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	50 Park Road, W4 3HH	Chiswick Riverside	01255/50/P2	leo.hall@hounslow.gov.uk
Proposal	Alterations to the front and rear roof of the house, including the conversion of the existing mono-pitched front roof slope to a front-facing gable with associated changes to the main roof, an increase in the roof pitch of the existing two-storey side addition, and the erection of a dormer in the rear roof slope.			
No. of submissions: 0	<p><u>Summary of likely reasons for refusal</u></p> <ul style="list-style-type: none"> - Harm to the character and appearance of the Conservation Area 			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
2	King's House Sports Ground, W4 2SH	Chiswick Homefields	01284/B/P28	leo.hall@hounslow.gov.uk
Proposal	Installation of seasonal air dome over four existing tennis courts with associated infrastructure and ancillary facilities.			
No. of submissions: 1	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - Negative visual impact for informal park users, exacerbated by limited screening at the site boundaries (trees/hedges) – note: objection could be overcome by requesting additional planting <p><u>Summary of likely reasons for refusal</u></p> <ul style="list-style-type: none"> - Inappropriate and harmful development in Metropolitan Open Land, with no very special circumstances 			
Outcome				

Minor & Householder Applications to be recommended for Approval with objections

Item	Address	Ward	Ref. No.	Case officer details
1	38 Airedale Avenue Chiswick W4 2NW	Chiswick Homefields	00012/38/P3	gavin.curwen@hounslow.gov.uk
Proposal	Erection of a single storey rear extension, enlargement of rear roof extension and new roof to existing side extension			
No. of submissions: 1	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - Excessive in scale <p><u>Summary of likely reasons for approval</u></p> <ul style="list-style-type: none"> - No harm to neighbour's light and outlook or character of the area. 			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
2	2 Cambridge Road North, W4 4AA	Turnham Green	00197/2/P3	abigail.mason-thompson@hounslow.gov.uk
Proposal	Erection of a two storey side, single storey rear and part first floor rear extension to the house			
No. of submissions: 1	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - Harm to the conservation area - Lack of refuse storage - Harmful impact on parking - Potential self-contained dwelling - Creation of larger HMO outside the town centre <p><u>Summary of likely reasons for approval</u></p> <ul style="list-style-type: none"> - No harm to character and appearance of the area - No harm to neighbouring properties 			
Outcome				

Major Applications

Item	Address	Ward	Ref. No.	Case officer details
1	King's House Sports Ground, W4 2SH	Chiswick Homefields	01284/B/P29	leo.hall@hounslow.gov.uk
Summary	Creation of two new artificial grass pitches with associated ball stop fencing and lighting.			
Outcome	<p>Six representations, four in favour, two in opposition (including from Dukes Meadows Trust). Objections as follows:</p> <ul style="list-style-type: none"> - Negative visual impact for informal park users, exacerbated by limited screening at the site boundaries (trees/hedges) – note: objection could be overcome by requesting additional planting - Potholes and lack of road maintenance – note: objection could be overcome by conditions/a financial agreement pertaining to road improvements - Harmful imposition on open space and loss of further green space - Additional noise/light pollution - Harmful intensification of development in the area <p style="text-align: center;">The application is being recommended for refusal.</p>			

Breaches of Planning Control where Enforcement is to be undertaken

None

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HESTON & CRANFORD AREA

Minor & Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	128 Berkeley Avenue, TW4 6LB	Cranford	00111/128/P2	adam.mitchell@hounslow.gov.uk
Proposal	Retrospective application for change of use of a house into a House in Multiple Occupation for up to ten people			
No. of submissions: 1	<u>Summary of objections</u> <ul style="list-style-type: none"> - Unacceptable in principle <u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Unacceptable in principle – loss of family home and inappropriate location - Cramped living conditions - Unacceptable Noise and disturbance to neighbours - Unacceptable car parking and refuse strategy 			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
2	17 Renfrew Road, TW4 7RB	Heston Central	00934/17/P4	alexander.de@hounslow.gov.uk
Proposal	Erection of a part first floor rear extension to the house			
No. of submissions: 2	<u>Summary of objections</u> <ul style="list-style-type: none"> - Loss of light <u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Harm to neighbour's living conditions - Harm to character and appearance of the area. 			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
3	116 Great West Road, TW5 9AP	Heston Central	00505/116/P3	alexander.de@hounslow.gov.uk
Proposal	Erection of a two storey side extension, single storey rear extension and erection of a front porch extension to the house			
No. of submissions: 0	<u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Harm to character and appearance of the area. 			
Outcome				

Minor & Householder Applications to be recommended for Approval with objections

None

Major Applications

None

Breaches of Planning Control where Enforcement is to be undertaken

None

PENDING DECISIONS LIST

WEEK 22 2020
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ISLEWORTH & BRENTFORD AREA

Minor & Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	32 Springvale Avenue, TW8 9QH	Brentford	01050/32/P3	annabelle.miller@hounslow.gov.uk
Proposal	Erection of a two storey side, part single part two storey rear extension to the house			
No. of submissions: 0	<u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Harm to appearance of the area 			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
2	62 Orchard Road, TW8 0QU	Syon	00836/62/P1	alexander.de@hounslow.gov.uk
Proposal	Erection of a single storey side infill extension and part first floor rear extension to the house			
No. of submissions: 0	<u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Harm to character and appearance of the area - Harm to neighbour's living conditions 			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
3	34 Clitherow Road TW8 9JS	Brentford	00285/34/P3	gavin.curwen@hounslow.gov.uk
Proposal	Erection of a rear roof extension to existing outrigger incorporating side roof window and one side roof light			
No. of submissions: 0	<u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Harm to the appearance of the area. 			
Outcome				

Minor & Householder Applications to be recommended for Approval with objections

None

Major Applications

Item	Address	Ward	Ref. No.	Case officer details
1	Plot G, Brentford High Street, TW8 0AB	Syon	00607/BA/P3	shane.baker.@hounslow.gov.uk
Summary No. of submissions: 50 objections (to original proposal)	<p>Retention of a nine-storey temporary car park for temporary use providing maximum of 150 car parking spaces, 17 motorbike spaces with ancillary storage space and access and 154 sqm (GIA) of D2 floorspace for meanwhile uses (amended description)</p> <p>Amendments follow the Council resolution of 1 August 2019 to approve Reserved Matters (00607/BA/P4) for access, scale, appearance, layout and landscaping of Plot G of the Brentford Waterside development, pursuant to Outline Planning Permission 00607/BA/P2. The resolution to approve matters related to a ground plus eight storey building with 30 flats, 220 sq m flexible retail (A1-A3) space, 173 sq m leisure floorspace (D1), 509 space multi-storey car park, cycle storage, at grade car parking, servicing, plant, landscaping and other works.</p> <p>The original submission proposed a 508 space temporary car park, now amended to no more than 150 as a temporary arrangement, until later development phases are agreed. A permanent building, to include this structure was agreed by Planning Committee on 1 August 2019.</p> <p>TfL had raised concerns in particular the proposal for 508 temporary spaces and sought information about electric vehicle charging points, air quality, construction logistics and energy efficiency.</p>			
	<p><u>Summary of objections (to original proposal)</u></p> <ul style="list-style-type: none"> - Too high, exceeds height of maximum parameters as should be seven storeys not nine. - Too close to road, how will cycleway be accommodated? - Design is out of keeping with the character of the area - Massing, height, scale, setting, design, sustainability, relationship to neighbours, microclimate, biodiversity, skyline, views and visual interest this proposal pays no regard to Local Policy CC3 clauses (a) to (t) - Cobblestones to Dock Road would be demolished - Traffic will add to congestion on local roads - It has a single use rather than a mixed use development of Leisure/ Cultural, Residential, Commercial/ Retail and Car Parking. - It has no basement that would mitigate the the overbearing nature of the structure when assessed against Local Policy CC3 - Has excessive number of spaces exceeding the 150 from the original permission for temporary car parking - Should have electric vehicle charging points. - 508 parking spaces is too many and would adversely affect air quality and health. Parking should be no more than 150 spaces - Work has already commenced <p><u>Summary of reasons for approval (subject to referral to the GLA)</u></p> <ul style="list-style-type: none"> - The car park building is to be retained in its temporary form for a maximum of 5 years before being subsumed within a permanent building approved by Planning Committee on 1 August 2019. - The car park would be a maximum of 150 spaces in its temporary form, to re-provide and enhances short term town centre parking. - The number of spaces would satisfy the planning obligation from the original permission (00607/BA/P2) that requires at least 150 			

	<p>temporary car parking spaces to be provided whilst the wider development is under construction.</p> <ul style="list-style-type: none"> - Electric vehicle charging points are provided. - Pay and display parking at reasonable cost is provided for visitors to the town centre. - The height of the car park corresponds to the reserved matters approval (00607/BA/P4), incorporating a non-material amendment. - Cobblestones (setts) to Dock Road are retained. - Retention and the later incorporation of the temporary car park building within the permitted permanent car park building maximises building efficiencies at the site and is more sustainable than providing a temporary car park to be demolished later. - The appearance of the building is temporary, with it expected to be shrouded in promotional scenes of Brentford whilst the main development is built out before it is converted and extended to a permanent building (as per Reserved Matters Approval considered by the Planning Committee on 1 August 2019).
Outcome	

Item	Address	Ward	Ref. No.	Case officer details
2	Land Near Kew Bridge Road, TW8 0EW	Brentford	00657/D/P18	eamon.cassidy@hounslow.gov.uk
Summary	Variation to planning conditions of planning permission 00657/D/P17 dated 20/12/2018 for - demolition of all existing structures and the redevelopment of the site to provide a building of six storeys (maximum 24m AOD) comprising 30 flats of mixed tenure (Use Class C3), car and cycle parking facilities, resident amenities, communal amenity space and other associated works; to reword requirements relating to submission of details and to replace approved drawings with new drawings to amend unit layouts, balconies, northern staircase, unit mix and elevations (Condition 2 (Samples), 3 (Approved Plans), 4 (Construction Management and Logistics Plan), 5 (Hard and Soft Landscaping), Condition 6 (Trees), 9 (Acoustic Insulation, Glazing and Ventilation), Condition 10 (Drainage Designs), Condition 13 (Phase 1 contamination desk study) 18 (Boundary treatments) and 20 (public highway).			
<p><u>Summary of objections (two received)</u></p> <ul style="list-style-type: none"> - More light pollution. - Increased population density. - Increase traffic and parking in side roads. - No affordable housing or improvements to local infrastructure. - Obstruction of legal right of way to neighbouring property. <p><u>Summary of reasons for approval</u></p> <ul style="list-style-type: none"> - No harm to the character and appearance of the site or surrounding area. - No harm to neighbours' living conditions. - No change to the approved affordable housing and CIL contributions. - No change to the impact on the local highway network. 				
Outcome				

Breaches of Planning Control where Enforcement is to be undertaken

None

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Development on Council Land

None

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Tree Preservation Orders with objections

None