

PENDING DECISIONS LIST**WEEK 2 2019****11 January 2019 to 18 January 2019****BEDFONT, FELTHAM & HANWORTH AREA****Minor & Householder Applications to be recommended for REFUSAL**

Item	Address	Ward	Ref. No.	Case officer details
1	31 Southcote Avenue, Feltham, TW13 4EQ	Feltham West	01033/31/P4	anisa.aboud@hounslow.gov.uk
Proposal	Erection of a two storey side extension and a single storey rear extension, and conversion of existing roof from hipped to gable			
No. of submissions: 1	<p>Summary of objections</p> <ul style="list-style-type: none"> - Development should not result in damage to neighbouring property - Development should not hinder rainwater escaping to neighbouring property - Roof and side extensions do not effect neighbouring property solar panel generation <p>Summary of likely reasons for refusal</p> <ul style="list-style-type: none"> - Harm to the appearance of the building and the surrounding area 			
Outcome	Delegated decision			

Minor & Householder Applications to be recommended for Approval with objections

Item	Address	Ward	Ref. No.	Case officer details
2	38 Rochester Avenue, TW13 4EJ	Feltham West	00952/38/P2	rupinder.dhoot@hounslow.gov.uk
Proposal	Erection of a single storey rear extension and first floor side extension with associated roof alterations to the house			
No. of submissions: 0	<p>Summary of reasons for approval</p> <ul style="list-style-type: none"> - No harm to neighbours or street scene <p>Previously added to list week 51 recommending refusal, amendments have now been received and proposal is considered acceptable subject to further minor alterations to the roof.</p>			
Outcome	Delegated decision			

Major Applications

Item	Address	Ward	Ref. No.	Case officer details
1	Cargo Service Centre, Bedfont Rd, TW19 7LY	Bedfont	01660/B/P7	rupinder.dhoot@hounslow.gov.uk
Summary	Variation of condition 14 to extend the deadline for supplying BREEAM certificate from three months to six months following planning permission 01660/B/P5 dated 3/12/2018 for construction of a new warehouse (B1(c)/B2/B8 uses) with ancillary offices, a decked car park, link bridge, cycle parking, drainage, landscaping, plant and associated ancillary works. Likely to be recommended for approval subject to a deed of variation.			
Outcome	Delegated decision			

Breaches of Planning Control where Enforcement is to be undertaken

None

PENDING DECISIONS LIST

WEEK 2 2019

11 January 2019 to 18 January 2019

CENTRAL HOUNSLOW AREA

Minor & Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	8 Cardington Square, Hounslow, TW4 6AH	Hounslow West	00205/8/P10	anisa.aboud@hounslow.gov.uk
Proposal	Erection of a single storey side extension			
No. of submissions: 1	<u>Summary of objections</u> <ul style="list-style-type: none"> - obtrusive feature that would be an unsympathetic addition to the house - Out of character with the existing dwelling and local area. <u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Harm to the character and appearance of the area, contrary to the Residential Extension Guidelines. 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	34 Martindale Road, Hounslow, TW4 7EP	Hounslow West	00745/34/P4	anisa.aboud@hounslow.gov.uk
Proposal	Erection of a single storey side and part first floor rear extension			
No. of submissions: 0	<u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Harm to the character and appearance of the area <p>Note: If amended plans reduce the size of the first floor rear extension to 2.5 metres deep and set the side extension back by a metre the application may be decided under delegated authority.</p>			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
3	Car Park at Prince Regent Road, TW3 1AX	Hounslow Central	00896/B/P1	kosma.nykiel@hounslow.gov.uk
Proposal	Erection of a six storey building comprising nine residential units (two one-bedroom, four two-bedroom and three three-bedroom) and associated car parking, cycle parking and refuse storage			
No. of submissions: 0	<p><u>Summary of likely reasons for refusal</u></p> <ul style="list-style-type: none"> - Restricted outlook of Pharmacia House flats - Poor relationship with the street - Poor pedestrian environment, resulting in harm to highway safety - Inadequate private amenity space 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
4	399 Whitton Dene, TW7 7ND	Hounslow South	01203/399/P2	john.cooney@hounslow.gov.uk
Proposal	Erection of a rear roof extension with hip to gable conversion and a two storey side extension and single storey rear extension facilitating conversion to HMO for six persons and self-contained flat for one person.			
No. of submissions: 27	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - Contrary to Council's HMO Policies - Noise, disturbance and loss of light and privacy to neighbours - Extensions would harm character of house and area - Unsatisfactory waste storage and cycle parking provision - Overdevelopment, contrary to family character of area and concern for resident safety - Increased parking pressure, leading to congestion and reduced highway safety and loss of front garden to parking - Increased pressure on utilities; intensification may lead to unsanitary conditions; will affect desirability of area and property values - Contrary to property covenants <p><u>Summary of likely reasons for refusal</u></p> <ul style="list-style-type: none"> - Harm to appearance of house and surrounding area - Loss of small family house contrary to character of area and causing harm to neighbours - Poor quality of accommodation for future occupants - Failure to demonstrate no harm to highway safety and traffic flow 			
Outcome	Delegated decision			

Minor & Householder Applications to be recommended for Approval with objections

Item	Address	Ward	Ref. No.	Case officer details
1	100 Cromwell Road, TW3 3QJ	Hounslow Heath	00323/100/P2	leon.machisa@hounslow.gov.uk
Proposal	Erection of a single storey rear extension to the house			
No. of submissions: 1	<p>Summary of objections</p> <ul style="list-style-type: none"> - Installing car parking spaces at the back of the property would pose a security risk. - Proposed vehicle access not stated on application form. - Plans do not show the removal of a planter with trees along the highway. - Allowing cars to park at the rear of the property would increase noise levels. <p>Summary of reasons for approval</p> <ul style="list-style-type: none"> - Vehicle access and parking spaces omitted from drawings. - No harm to the character and appearance of the area or neighbours' living conditions. 			
	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	123 High Street, TW3 1QL	Hounslow Central	00610/123/P11	kosma.nykiel@hounslow.gov.uk
Proposal	Change of use from Retail (A1) to Restaurant (Use Class A3) with ancillary takeaway and extractor flue			
No. of submissions: 0	<p>Summary of objections</p> <ul style="list-style-type: none"> - Too high competition between food outlets on the High Street <p>Summary of reasons for approval</p> <ul style="list-style-type: none"> - A3 use is already, the takeaway will not harm neighbours' living conditions or the character of the area 			
Outcome	Delegated decision			

Major Applications

None

Breaches of Planning Control where Enforcement is to be undertaken

None

PENDING DECISIONS LIST

WEEK 2 2019

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CHISWICK AREA

Minor & Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	58b Wellesley Road, W4 4AD	Turnham Green	01177/58B/P11	tom.bradfield@hounslow.gov.uk
Proposal	Erection of a roof extension and associated alterations to provide office space			
No. of submissions: 1	<p>Summary of objections</p> <ul style="list-style-type: none"> - Harm to the character and appearance of the area - Failure to conserve or enhance the Conservation Area - Concern over the use of the structure for advertising purposes <p>Summary of likely reasons for refusal</p> <ul style="list-style-type: none"> - Harm to the Conservation Area <p>Please note: The applicant was previously added to the weekly Pending Decisions List for week 41 (2018) with a recommendation for approval. This refusal recommendation is a result of consideration of additional issues material to the scheme</p>			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	Ground floor flat, 33 Arlington Gardens, W4 4EZ	Turnham Green	00042/33/P1	george.clarke@hounslow.gov.uk
Proposal	Demolition of single storey rear extension and construction of new single storey rear extension to ground floor flat and internal alterations to convert from one-bedroom to two-bedroom flat.			
No. of submissions: 0	<p>Summary of likely reasons for refusal</p> <ul style="list-style-type: none"> - The excessive scale of the extension does not accord with the Council's Residential Extension Guidelines and would harm the appearance of the site and neighbours' living conditions 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
3	275 Popes Lane, Ealing, W5 4NH	Brentford	00885/275/P1	george.clarke@hounslow.gov.uk
Proposal	Erection of a part two storey part single storey rear extension, part single storey side extension incorporating conversion of garage into habitable room, and loft conversion with rear, side dormer & rooflight to front slope of roof.			
No. of submissions: 0	<p><u>Summary of likely reasons for refusal</u></p> <ul style="list-style-type: none"> - The dormer roof extensions are of an excessive scale in conflict with the Council's Residential Extension Guidelines and would harm the appearance of the house and wider Conservation Area <p>Note: If amended plans are received which adequately reduce the scale of the dormer roof extensions then the application may be approved under delegated powers</p>			
Outcome	Delegated decision			

Minor & Householder Applications to be recommended for Approval with objections

Item	Address	Ward	Ref. No.	Case officer details
1	17 Swanscombe Road, W4 2HL	Chiswick Homefields	01102/17/P2	george.clarke@hounslow.gov.uk
Proposal	Creation of a partial basement			
No. of submissions: 1	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - No other homes in the terrace have basements - Structural risk to surrounding properties <p><u>Summary of reasons for approval</u></p> <ul style="list-style-type: none"> - No harm to the appearance of the area - Any approval would be subject to safeguarding conditions so to prevent damage to neighbours 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	Pissarros, Corney Reach Way, W4 2TR	Chiswick Homefields	01689/D/P7	tom.bradfield@hounslow.gov.uk
Proposal	Demolition of existing building and the erection of a part one, part two and three storey block providing seven residential units and associated access, amenity space, landscaping, refuse storage and car and cycle parking.			
No. of submissions: 116	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - Inaccuracies within the submission - Loss of the restaurant/bar as it is/was a community asset and an original planned part of the estate - Harm to the character and appearance of the area and estate - Harm to neighbours through loss of light, outlook and privacy - Inadequate parking - Harm to highway and pedestrian safety due to the proposed access and lack of space for deliveries and servicing - Unsuitable arrangements for waste and recycling - Loss of trees and hedges - Lack of community engagement - Failure to protect or enhance river related facility - Failure to provide adequate fire safety measures - Proposal would have an unacceptable impact on water, gas and electricity supply <p><u>Summary of reasons for approval:</u></p> <ul style="list-style-type: none"> - The loss of the restaurant/bar is acceptable - there is nothing in planning policy to resist its loss, despite local objection - The design would be acceptable - The scale has been reduced from the previous application, ensuring that there would be no harm to neighbours' living conditions - The arrangements for parking are considered acceptable. - Conditions would secure a Delivery and Servicing Plan, Construction Management Plan, details regarding waste and recycling and cycle storage 			
Outcome	Called into Planning Committee by Cllr Barr and Cllr McGregor following agreement with Cllr Todd			

Major Applications

None

Breaches of Planning Control where Enforcement is to be undertaken

None

PENDING DECISIONS LIST

WEEK 2 2019

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HESTON & CRANFORD AREA

Minor & Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	724A Bath Road, TW5 9TW	Cranford	00083/724A/P6	anisa.aboud@hounslow.gov.uk
Proposal	Erection of a rear roof extension to first floor flat			
No. of submissions: 0	<u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Harm to the character and appearance of the Conservation Area 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	74-76 Jersey Road, TW5 0TX	Heston East	00647/74-76/P2	kosma.nykiel@hounslow.gov.uk
Proposal	Joint application for erection of first floor extensions to both properties			
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 - Harm to neighbours' living conditions 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
3	74-76 Jersey Road, TW5 0TX	Heston East	00647/74-76/P3	kosma.nykiel@hounslow.gov.uk
Proposal	Joint application for erection of first floor extensions to both properties			
No. of submissions: 0	<u>Summary of likely reasons for refusal</u> - Harm to the appearance of the area			
Outcome	Delegated decision			

Minor & Householder Applications to be recommended for Approval with objections

None

Major Applications

Item	Address	Ward	Ref. No.	Case officer details
1	Segro Park Heathrow (Vantage Logistics Centre), Ariel Way, TW4 6JW	Cranford	00504/AE/P22	anisa.aboud@hounslow.gov.uk
Summary	Variation of condition 2 (approved plans) to allow the creation of a mezzanine floor of planning permission 00504/AE/P21 approved 30/11/2018 for the re-development of the site comprising the construction of an industrial unit (B1(c)/B2/B8 uses) with ancillary offices, means of access, car and cycle parking facilities, drainage, landscaping, plant and ancillary works This is a Departure from the Development Plan No objections have been received to this application.			
Outcome	Delegated decision			

Breaches of Planning Control where Enforcement is to be undertaken

Item	Address	Ward	Ref. No.	Case officer details
1	76 Summerhouse Avenue, TW5 9DF	Heston Central	OUTR/2018/00348	jack.savage@hounslow.gov.uk
Breach	Use of an outbuilding as two self-contained residential units			
Proposed remedy	<p>Action:</p> <ul style="list-style-type: none"> • Cease the residential use of the outbuilding • Remove the bathroom and associated bathroom facilities • Remove the kitchen and associated kitchen facilities. • Remove the partition walls • Remove all the resultant debris from the land. <p>Reason:</p> <ul style="list-style-type: none"> • The unauthorised use of the outbuilding as a separated residential unit has a detrimental impact on the living conditions of the neighbouring properties in terms of privacy, general noise and disturbance. • The use of the outbuilding has a detrimental impact on current and future occupiers in terms of substandard provision internal and external space. • The use of the outbuilding does not include provision within the layout of new development for sorting, recycling and processing waste materials likely to arise from the use of the outbuilding for both refuse and recovery. • There are no adequate means of separated vehicular and pedestrian access to the non-incidental and self-contained residential outbuilding. • The use of the outbuilding is contrary to Local Plan policies CC1, CC2, SC5, SC7, EQ5, EQ7 and EC2. 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	3 Southall Lane Heston TW5 9WD	Heston West	GEN/2018/00441	faisal.qureshi@hounslow.gov.uk
Breach	Unauthorised installation of hardstanding to the front of the house			
Proposed remedy	<p>Remedial action:</p> <ul style="list-style-type: none"> Removal of the unauthorised hardstanding and any resultant debris from the premises. <p>Reasoning:</p> <ul style="list-style-type: none"> The materials used are out of keeping with the property and surrounding area, so harming the surrounding street scene and the character and appearance of the original property. The development results in water running directly onto the pavement, therefore in the winter months, creating an icy surface on the pavement which could in turn be detrimental to pedestrian safety. May result in a substantial increase in surface water run-off as permeable surfaces are replaced by impermeable surfaces with no provision for run-off to be contained on site or even to minimise the quantity of water run-off into the main drainage system <p>These are therefore contrary to Policies Context and character (CC1), Developing a sustainable local transport network (EC2), Flood risk and surface water management (EQ3) and Residential extensions and alterations (SC7)</p>			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
3	4 Southall Lane Heston TW5 9WD	Heston West	GEN/2018/00442	faisal.qureshi@hounslow.gov.uk
Breach	Unauthorised installation of hardstanding to the front of the house			
Proposed remedy	<p>Remedial action:</p> <ul style="list-style-type: none"> Removal of the unauthorised hardstanding and any resultant debris from the premises. <p>Reasoning:</p> <ul style="list-style-type: none"> The materials used are out of keeping with the property and surrounding area, so harming the surrounding street scene and the character and appearance of the original property. Results in water running directly onto the pavement, therefore in the winter months, creating an icy surface on the pavement which could in turn be detrimental to pedestrian safety. May result in a substantial increase in surface water run-off as permeable surfaces are replaced by impermeable surfaces with no provision for run-off to be contained on site or even to minimise the quantity of water run-off into the main drainage system <p>These are therefore contrary to Policies Context and character (CC1), Developing a sustainable local transport network (EC2), Flood risk and surface water management (EQ3) and Residential extensions and alterations (SC7)</p>			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
4	69 Broad Walk Hounslow TW5 9AA	Heston Central	OUTR/2018/00332	faisal.qureshi@hounslow.gov.uk
Breach	Use of an outbuilding as a self-contained residential unit			
Proposed remedy	<p>Action:</p> <ul style="list-style-type: none"> • Cease the residential use of the outbuilding • Remove the bathroom and associated bathroom facilities • Remove the kitchen and associated kitchen facilities. • Remove all the resultant debris from the land. <p>Reason:</p> <ul style="list-style-type: none"> • The unauthorised use of the outbuilding as a separated residential unit has a detrimental impact on the living conditions of the neighbouring properties in terms of privacy, general noise and disturbance. • The use of the outbuilding has a detrimental impact on current and future occupiers in terms of substandard provision internal and external space. • The use of the outbuilding does not include provision within the layout of new development for sorting, recycling and processing waste materials likely to arise from the use of the outbuilding for both refuse and recovery. • There are no adequate means of separated vehicular and pedestrian access to the non-incidental and self-contained residential outbuilding. • The use of the outbuilding is contrary to Local Plan policies CC1, CC2, SC5, SC7, EQ5, EQ7 and EC2. 			
Outcome	Delegated decision			

PENDING DECISIONS LIST

WEEK 2 2019

11 January 2019 to 18 January 2019

ISLEWORTH & BRENTFORD AREA

Minor & Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	15A Cherry Crescent, TW8 8NN	Syon	00239/15A/P1	daniel.hughes@hounslow.gov.uk
Proposal	Erection of a front porch.			
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 - No access for disabled persons <p>Note: The house is in breach of its planning permission. Approval would be recommended under delegated authority if the depth of the porch canopy is reduced and the layout is amended to ensure disabled persons' access as originally approved</p>			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	6 Dawes Avenue, TW7 7JT	Isleworth	00337/6/P1	daniel.hughes@hounslow.gov.uk
Proposal	Erection of a single 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 the appearance of the area due to excessive scale and harm to neighbours' light and outlook <p>Note: If the height is reduced by 35 cm approval would be recommended under delegated authority.</p>			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
3	819 Great West Road, TW7 5PB	Osterley & Spring Grove	00505/819/P1	daniel.hughes@hounslow.gov.uk
Proposal	Erection of a single 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 neighbours' living conditions. <p>Note: If amended plans reduce the depth on the boundary to that of the existing neighbouring extension, approval may be recommended under delegated powers</p>			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
4	88 Bassett Gardens, TW7 4QY	Osterley & Spring Grove	00082/88/P6	kosma.nykiel@hounslow.gov.uk
Proposal	Erection of a 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 neighbours' living conditions - Harm to the appearance of the area 			
Outcome	Delegated decision			

Minor & Householder Applications to be recommended for Approval with objections

Item	Address	Ward	Ref. No.	Case officer details
1	63 South Street, TW7 7AA	Isleworth	01031/63/P1	kosma.nykiel@hounslow.gov.uk
Proposal	Retrospective application for replacement front door			
No. of submissions: 1	<u>Summary of objections</u> <ul style="list-style-type: none"> - The door does not retain the uniformity of the terrace <u>Summary of reasons for approval</u> <ul style="list-style-type: none"> - Does not unacceptably affect the appearance and character of the Isleworth Riverside Conservation Area 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	30 Ridgeway Road, TW7 5LA	Osterley & Spring Grove	00941/30/P6	daniel.hughes@hounslow.gov.uk
Proposal	Erection of a detached single storey garden room to the rear of the house.			
No. of submissions: 4	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - Loss of trees and impact of wildlife in gardens. - Intrusion to and disruption of outlook and privacy in neighbouring gardens. <p><u>Summary of likely reasons for approval</u></p> <ul style="list-style-type: none"> - No harm to neighbours' living conditions or the character, appearance and ecological value of the area. 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
3	Tesco Superstore, Syon Lane, TW7 5NZ	Syon	01106/B/P135	daniel.hughes@hounslow.gov.uk
Proposal	Installation of a new jet wash.			
No. of submissions: 1	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - Opening hours should be limited to 7 am to 10 pm Monday to Saturday, 10 am to 4 pm on Sunday and for the inclusion of a noise barrier should be installed. <p><u>Summary of likely reasons for approval</u></p> <ul style="list-style-type: none"> - No harm to the appearance of the area or neighbours' living conditions subject to conditions limiting the hours of use and to any necessary screening. 			
Outcome	Delegated decision			

Major Applications

Item	Address	Ward	Ref. No.	Case officer details
1	100 Jersey Road, Hounslow TW5 0TP	Osterley & Spring Grove	00647/C/P12	melek.ergen@hounslow.gov.uk
Summary	Full planning permission for the removal of the existing temporary portacabin buildings, demolition of the existing bungalow and laundry building, retention and reconfiguration of the existing pavilion building and redevelopment comprising the construction of a part two storey, part single storey training facility for Brentford Football Club, including the Club's offices. In addition, the development proposes a single storey maintenance building and standalone water tank, a single storey site management/security building, new service road, an artificial 4G training track and 4G playing pitch, car parking for up to 110 vehicles, plus overspill for a further 38 parking spaces, 40 cycle parking spaces, and hard and soft landscaping.			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	100 Jersey Road, Hounslow TW5 0TP	Osterley & Spring Grove	00647/C/P13	melek.ergen@hounslow.gov.uk
Summary	Full planning permission for the removal of the existing temporary portacabin buildings, demolition of the existing bungalow and laundry building, retention and reconfiguration of existing pavilion building and redevelopment comprising the construction of a part two storey, part single storey training facility for Brentford Football Club. In addition, the development proposes a single storey maintenance building and standalone water tank, a single storey site management/security building, new service road, an artificial 4G training track and 4G playing pitch, car parking for up to 110 vehicles, 40 cycle parking spaces, and hard and soft landscaping.			
Outcome	Delegated decision			

Breaches of Planning Control where Enforcement is to be undertaken

None

PENDING DECISIONS LIST**WEEK 2 2019****11 January 2019 to 18 January 2019****Development on Council Land**

None

PENDING DECISIONS LIST**WEEK 2 2019****11 January 2019 to 18 January 2019****Tree Preservation Orders with objections**

None
