

PENDING DECISIONS LIST

WEEK 28 2018

6 July 2018 to 13 July 2018

BEDFONT, FELTHAM & HANWORTH AREA

Minor & Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	1 Ash Grove, TW14 8AR	Bedfont	00047/1/P2	walter.hawkins@hounslow.gov.uk
Proposal	Retrospective application for erection of front porch 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. 			
Outcome	Delegated Decision			

Item	Address	Ward	Ref. No.	Case officer details
2	56A Winchester Road, TW13 5PD	Hanworth	01214/56A/P1	walter.hawkins@hounslow.gov.uk
Proposal	Erection of a single storey outbuilding at rear of garden to the flat			
No. of submissions: 0	<u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Harm to the living conditions of neighbouring residents. - Overdevelopment of the site causing harm to the character and appearance of the area. 			
Outcome	Delegated Decision			

Item	Address	Ward	Ref. No.	Case officer details
3	44 Queens Avenue, TW13 7NU	Hanworth Park	00908/44/P1	leon.machisa@hounslow.gov.uk
Proposal	Erection of a single storey rear extension and a two storey side extension including the conversion of the garage into a habitable room.			
No. of submissions: 1	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - Concerned about damage to party wall <p><u>Summary of likely reasons for refusal</u></p> <ul style="list-style-type: none"> - Harm to neighbours' living conditions - Harm to the character and appearance of the house and area <p>Note: If amended plans show a rear extension with a depth of 3.65 metres, remove the front extension and set-back the side extension by at least a metre from the main front wall of the house, the application may be approved under delegated authority.</p>			
Outcome	Delegated Decision			

Item	Address	Ward	Ref. No.	Case officer details
4	24 Cains Lane, TW14 9RH	Bedfont	00191/24/P3	leon.machisa@hounslow.gov.uk
Proposal	Erection of a rear roof extension, a single storey rear extension, a single storey front extension and a first floor side extension			
No. of submissions: 0	<p><u>Summary of reasons for refusal</u></p> <ul style="list-style-type: none"> - Harm to neighbours' living conditions - Harm to the character and appearance of the house and area 			
Outcome	Delegated Decision			

Minor & Householder Applications to be recommended for Approval with objections

Item	Address	Ward	Ref. No.	Case officer details
1	1 Ash Grove, TW14 8AR	Bedfont	00047/1/P1	walter.hawkins@hounslow.gov.uk
Proposal	Retrospective application for erection of a single storey rear and side extension			
No. of submissions: 4 (3 Objections)	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - First floor extension overlooks neighbouring properties. - Use of the roof of the ground floor extension as a terrace. - Lack of privacy for neighbouring properties. - Blocks sun and light to neighbouring properties. - Eyesore <p><u>Summary of likely reasons for approval</u></p> <ul style="list-style-type: none"> - Would not harm neighbours to the west on account of the previously existing garage - Harm caused to No. 3 is acceptable due to previous approval on site. - The extension is not visible from the street and does not cause harm to the appearance of the house or surrounding area 			
Outcome	Delegated Decision			

Item	Address	Ward	Ref. No.	Case officer details
2	5 Oaks Avenue, TW13 7RY	Hanworth Park	00825/5/P3	leon.machisa@hounslow.gov.uk
Proposal	Erection of a single storey rear extension			
No. of submissions: 1	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - Request that an appropriate gap is maintained between this and the neighbouring extension <p><u>Summary of likely reasons for approval</u></p> <ul style="list-style-type: none"> - Would not harm to 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

Item	Address	Ward	Ref. No.	Case officer details
1	1 Ash Grove Feltham TW14 6AR	Bedfont	BWR/2018/00139	Baldeep.chana@hounslow.gov.uk
Breach	Erection of a front porch extension			
Proposed remedy	<p>Remedial Action:</p> <ul style="list-style-type: none"> • Remove the front porch extension • Remove all resultant from the site <p>Reasoning:</p> <p>It is considered the porch extension, by reason of its size, design results in a visually intrusive form of development which is harmful to the character and appearance of the host property contrary to adopted Local Plan policies CC1 (Context and Character), CC2 (Urban Design and Architecture) and SC7 (Residential Extensions and Alterations) and the intent of the REGs.</p>			
Outcome	Delegated Decision			

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CENTRAL HOUNSLOW AREA

Minor & Householder Applications to be recommended for REFUSAL

None

Minor & Householder Applications to be recommended for Approval with objections

None

Major Applications

None

PENDING DECISIONS LIST

WEEK 28 2018

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CHISWICK AREA

Minor & Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	12 Verona Court, W4 2JD	Chiswick Homefields	00249/J12/P1	jessie.rotrand@hounslow.gov.uk
Proposal	Erection of a single storey 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 host property and wider area, contrary to the Residential Extension Guidelines. <p>Note: if amended plans introduce a chamfered design of the same scale as those present on properties 15, 16 and 17, approval under delegated powers may be authorised.</p>			
Outcome	Delegated Decision			

Item	Address	Ward	Ref. No.	Case officer details
2	19 Waldeck Road, W4 3NL	Chiswick Riverside	01161/19/P1	jessie.rotrand@hounslow.gov.uk
Proposal	Erection of a rear roof extension, a single storey rear extension, detached single storey outbuilding to the rear of the house, modification to the rear ground floor window, and insertion of doors into the flank elevation of the rear outrigger.			
No. of submissions: 0	<u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Harm to neighbours living conditions and the character and appearance of the host property. <p>Note: if amendments reduce the depth of the extension to three metres and propose an L-shape extension with a four-metre deep element off the outrigger to replace the existing conservatory, approval under delegated powers may be recommended.</p>			
Outcome	Delegated Decision			

Wards: Turnham Green – Chiswick Homefields – Chiswick Riverside

Item	Address	Ward	Ref. No.	Case officer details
3	4 Manor Gardens, Acton, W3 8JU	Turnham Green	00731/4/P1	sam.smith@hounslow.gov.uk
Proposal	Erection of rear and side roof extensions with roof window to front elevation and erection of single storey side and rear extensions			
No. of submissions: 0	<u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Proposed roof extensions harmful to the appearance of the house within the Conservation Area. <p>Note: If amended plans reduce the width of the rear dormer to two metres and increase the set-down of the side dormer from the ridge to one metre, approval under delegated powers may be recommended.</p>			
Outcome	Delegated Decision			

Item	Address	Ward	Ref. No.	Case officer details
4	33 Grosvenor Road, W4 4EQ	Turnham Green	00522/33/P2	sam.smith@hounslow.gov.uk
Proposal	Erection of rear and side roof extensions with one front roof window and additional window to the house			
No. of submissions: 0	<u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Position of side roof extension harmful to the character and appearance of the house within the Conservation Area. <p>Note: If amended plans set the side roof extension up from the forward-most eaves by a metre and set it off the rear roof plane, approval under delegated powers may be recommended.</p>			
Outcome	Delegated Decision			

Item	Address	Ward	Ref. No.	Case officer details
5	48-50 Park Road, W4 3HH	Chiswick Riverside	01255/48-50/P3	tom.bradfield@hounslow.gov.uk
Proposal	Joint application for the erection of a hip to gable and rear roof extension to 50 Park Road and a rear roof extension to 48 Park Road			
No. of submissions: 0	<u>Summary of likely reasons for refusal/approval</u> <ul style="list-style-type: none"> - Harm to Conservation Area 			
Outcome	Delegated Decision			

Minor & Householder Applications to be recommended for Approval with objections

Item	Address	Ward	Ref. No.	Case officer details
1	Flat 7, Old Timber Court, Acton Lane, W4 5JQ	Turnham Green	00004/H7/P2	john.cooney@hounslow.gov.uk
Proposal	Construction of third floor extension to Flat 7, Creation of new flat above and across the main part of building through roof extension at fourth floor level, with roof terrace to both flats. Additional bin and cycle storage and alterations to existing cycle store including new roof and security measures.			
No. of submissions: 4	<p><u>Summary of Objections</u></p> <ul style="list-style-type: none"> - Past unlawful development on site. - Continued poor management of property by current freeholder. - Loss of light, outlook, and privacy to neighbours. - Noise, disturbance, and pollution to neighbours during construction and after occupation. - Proposal would lead to freeholder having majority control of the building, to detriment of other residents. - Overdevelopment of building at roof level leading to safety issues. - Inadequate waste and cycle storage. - Inappropriate appearance, out of keeping with area and nearby heritage assets. - Financial impact to neighbours during construction work. - Increased parking pressure in area. <p><u>Summary of likely reasons for approval</u></p> <ul style="list-style-type: none"> - The amended proposal would not harm neighbours living conditions. Several planning conditions can ensure this. - The amended proposal would not harm the character or appearance of the area. - Recent planning enforcement investigations do not warrant refusal of the current proposal. - Private property matters are separate from planning law. - Private financial implications carry limited weight in planning assessments. 			
Outcome	Delegated Decision			

Major Applications

None

Breaches of Planning Control where Enforcement is to be undertaken

Item	Address	Ward	Ref. No.	Case officer details
1	32 Princes Avenue, W3 8LS	Turnham Green	BWR/2018/0223	jack.savage@hounslow.gov.uk
Breach	Erection of front porch and installation of UPVC front door			
Proposed remedy	<p>Action:</p> <ul style="list-style-type: none"> • Remove front porch • Remove front door • Remove all resultant from the site <p>Reason: It is considered the porch extension, by reason of its size, design and prominent position, has resulted in a visually intrusive form of development which is harmful to the character and appearance of the host property and the Bedford Park and Gunnersbury Park Conservation Area. As such, the porch would be contrary to adopted Local Plan policies CC1 (Context and Character), CC2 (Urban Design and Architecture) and SC7 (Residential Extensions and Alterations)</p>			
Outcome	Delegated Decision			

Item	Address	Ward	Ref. No.	Case officer details
2	34 Princes Avenue, W3 8LS	Turnham Green	BWR/2018/0224	jack.savage@hounslow.gov.uk
Breach	Erection of front porch and installation of UPVC front door			
Proposed remedy	<p>Action:</p> <ul style="list-style-type: none"> • Remove front porch • Remove front door • Remove all resultant from the site <p>Reason: It is considered the porch extension, by reason of its size, design and prominent position, has resulted in a visually intrusive form of development which is harmful to the character and appearance of the host property and the Bedford Park and Gunnersbury Park Conservation Area. As such, the porch would be contrary to adopted Local Plan policies CC1 (Context and Character), CC2 (Urban Design and Architecture) and SC7 (Residential Extensions and Alterations)</p>			
Outcome	Delegated Decision			

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HESTON & CRANFORD AREA**Minor & Householder Applications to be recommended for REFUSAL**

Item	Address	Ward	Ref. No.	Case officer details
1	145 New Heston Road, TW5 0LG	Heston Central	00798/145/P1	adam.ali@hounslow.gov.uk
Proposal	Erection of a two storey front extension and a first floor side 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 and subject property contrary to extension guidelines (2017) and Local Plan Policies CC1 (Context and Character), CC2 (Urban Design and Architecture) and SC7 (Residential Extensions and Alterations). 			
Outcome	Delegated Decision			

Item	Address	Ward	Ref. No.	Case officer details
2	143 New Heston Road, TW5 0LG	Heston Central	00789/143/P1	adam.ali@hounslow.gov.uk
Proposal	Erection of a two storey front extension			
No. of submissions:	<u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Harm to the character and appearance of the area and subject property contrary to extension guidelines (2017) and Local Plan Policies CC1 (Context and Character), CC2 (Urban Design and Architecture) and SC7 (Residential Extensions and Alterations). 			
Outcome	Delegated Decision			

Item	Address	Ward	Ref. No.	Case officer details
3	74 – 76 Jersey Road Hounslow, TW5 0TX	Heston East	00647/74-76/P1	adam.ali@hounslow.gov.uk
Proposal	Joint application for erection of a single storey rear extension to 74 Jersey Road and first floor rear extensions to 74 and 76 Jersey Road			
No. of submissions: 1	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - 74 has already had a massive double storey rear extension along with a large rear extension all built for rental purposes with the being a HMO. These proposed extensions will lead to a further invasion of our privacy <p><u>Summary of likely reasons for refusal</u></p> <ul style="list-style-type: none"> - Harm to character and appearance of the area and subject property and harm to neighbours' living conditions 			
Outcome	Delegated Decision			

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 28 2018****6 July 2018 to 13 July 2018****ISLEWORTH & BRENTFORD AREA****Minor & Householder Applications to be recommended for REFUSAL**

Item	Address	Ward	Ref. No.	Case officer details
1	329 Jersey Road, Isleworth, TW7 5PJ	Osterley & Spring Grove	00647/329/P1	george.clarke@hounslow.gov.uk
Proposal	Erection of a side and rear roof extension with three front roof windows 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 house and Conservation Area. 			
Outcome	Delegated Decision			

Minor & Householder Applications to be recommended for Approval with objections**None****Breaches of Planning Control where Enforcement is to be undertaken****None**

PENDING DECISIONS LIST

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Development on Council Land

None

PENDING DECISIONS LIST

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Tree Preservation Orders with objections

None
