

## PENDING DECISIONS LIST

WEEK 33 2017

18 August 2017 to 25 August 2017

## BEDFONT, FELTHAM &amp; HANWORTH AREA

## Minor &amp; Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	55 Cassiobury Avenue TW14 9JE	Feltham North	00210/55/P7	nesha.burnham@hounslow.gov.uk
<b>Proposal</b>	Erection of first floor side and rear extensions, conversion of garage into habitable room and erection of a rear roof extension incorporating two front roof windows to the house			
<b>No. of submissions:</b> 2	<p><b><u>Summary of objections</u></b></p> <ul style="list-style-type: none"> <li>- Works are near completion without planning permission</li> <li>- The side extension has not been set-back a metre or set-in 30 cm, as required by guidelines</li> <li>- The first floor side extension has been built under the neighbouring property's gutter</li> <li>- The works do not comply with Building Regulations</li> <li>- There is a second front door in the front elevation</li> <li>- The property will be used as a House of Multiple Occupation</li> <li>- Invasion of airspace</li> </ul> <p><b><u>Summary of likely reasons for refusal</u></b></p> <ul style="list-style-type: none"> <li>- Harm to the character of the property and the surrounding area</li> </ul>			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
2	33 Richmond Avenue TW14 9SG	Bedfont	00936/33/P10	nesha.burnham@hounslow.gov.uk
<b>Proposal</b>	Conversion of dwelling into one one-bedroom (two-storey) flat and one two-bedroom (two-storey) flat including external alterations			
<b>No. of submissions:</b> 0	<p><b><u>Summary of likely reasons for refusal</u></b></p> <ul style="list-style-type: none"> <li>- Over intensive use of the site, unacceptable living conditions contrary to Policies CC2 and SC6 of the Local Plan</li> </ul>			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
3	34 Cravan Avenue, TW13 4ED	Feltham West	00319/34/P1	kiri.shuttleworth@hounslow.gov.uk
<b>Proposal</b>	Erection of a single storey rear extension and two storey side extension to the house.			
<b>No. of submissions:</b> 1	<p><b><u>Summary of objections</u></b></p> <ul style="list-style-type: none"> <li>- Noise and disturbance</li> <li>- Loss of light</li> </ul> <p><b><u>Summary of likely reasons for refusal</u></b></p> <ul style="list-style-type: none"> <li>- Harm to character of property and wider area</li> </ul> <p>Note: If amended plans set the extension back from the front elevation by a metre, reduce the depth of the rear extension to 3.65 m, set the 2 storey side extension down further from the ridge of the roof and remove the parapet wall the application may be approved under delegated authority</p>			
<b>Outcome</b>				

Item	Address	Ward	Ref. No.	Case officer details
4	21 Oak Way, TW14 8AT	Bedfont	00828/21/P3	walter.hawkins@hounslow.gov.uk
<b>Proposal</b>	Erection of a bungalow in the rear garden of 21 Oak Way			
<b>No. of submissions:</b> 1	<p><b><u>Summary of objections</u></b></p> <ul style="list-style-type: none"> <li>- An incongruous addition, contrary to the established character and form of development in the area</li> </ul> <p><b><u>Summary of likely reasons for refusal</u></b></p> <ul style="list-style-type: none"> <li>- Harm to the character and appearance of the area</li> <li>- Harm to neighbours' living conditions due to loss of privacy, outlook and an increase in noise and disturbance</li> <li>- Lack of information regarding car parking and an unacceptable parking layout</li> <li>- Inadequate access to existing and proposed house</li> <li>- Lack of internal space for future occupants, as well as lack of privacy.</li> </ul>			
<b>Outcome</b>				

Item	Address	Ward	Ref. No.	Case officer details
5	2 Harlington Road East, TW14 0AB	Feltham North	00560/2/P2	walter.hawkins@hounslow.gov.uk
<b>Proposal</b>	Erection of a two storey side extension			
<b>No. of submissions:</b> 1	<p><b><u>Summary of objections</u></b></p> <ul style="list-style-type: none"> <li>- Possible blocking of light.</li> </ul> <p><b><u>Summary of likely reasons for refusal</u></b></p> <ul style="list-style-type: none"> <li>- Harm to the character and appearance of the area, contrary to the Residential Extension Guidelines.</li> <li>- Loss of light/ outlook to neighbouring property</li> </ul>			
Outcome				

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## CENTRAL HOUNSLOW AREA

## Minor &amp; Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	165-177 Staines Road, TW3 3LL	Hounslow West	01054/165-177H/P3	kiri.shuttleworth@hounslow.gov.uk
<b>Proposal</b>	Alterations to existing shop fronts to 165-177 Staines Road consisting of relocating the existing residential entrances from the parade to the rear of the site where some entrances already exist, incorporating a new walkway and retention of existing staircase to provide access			
<b>No. of submissions:</b> 0	<u><b>Summary of likely reasons for refusal</b></u> <ul style="list-style-type: none"> <li>- Failure to demonstrate adequate and safe parking and servicing arrangements, harmful to pedestrian and highway safety</li> <li>- Harm to living conditions of residents,</li> <li>- Inadequate and unsafe access for residents</li> </ul>			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
2	26 Dene Avenue, TW3 3AH	Hounslow West	00345/26/P1	walter.hawkins@hounslow.gov.uk
<b>Proposal</b>	Erection of a detached outbuilding in rear garden			
<b>No. of submissions:</b> 2 submissions	<u><b>Summary of likely reasons for refusal</b></u> <ul style="list-style-type: none"> <li>- Harm to neighbouring amenity, contrary to the Residential Extension Guidelines</li> </ul>			
Outcome				

## Minor & Householder Applications to be recommended for Approval with objections

Item	Address	Ward	Ref. No.	Case officer details
1	28 Wolsey Close, TW3 2PJ	Hounslow South	01224/28/P2	kosma.nykiel@hounslow.gov.uk
<b>Proposal</b>	Conversion of loft space into habitable room incorporating two front roof windows to the flat.			
<b>No. of submissions:</b> 1	<u><b>Summary of objections</b></u> <ul style="list-style-type: none"> <li>- Overcrowding, noise nuisance, parking problems; the leasehold does not allow alterations to the exterior of the maisonettes</li> </ul> <u><b>Summary of reasons for approval</b></u> <ul style="list-style-type: none"> <li>- No harm to neighbours or appearance of the area</li> </ul>			
<b>Outcome</b>				

Item	Address	Ward	Ref. No.	Case officer details
2	92 Park Road, TW3 2HB	Hounslow South	00857/92/P1	kosma.nykiel@hounslow.gov.uk
<b>Proposal</b>	Retrospective application for retention of a single storey rear extension to an existing rear garage of the house.			
<b>No. of submissions:</b> 1	<u><b>Summary of objections</b></u> <ul style="list-style-type: none"> <li>- Conversion into study will result in increased pressure on parking</li> </ul> <u><b>Summary of reasons for approval</b></u> <ul style="list-style-type: none"> <li>- There is sufficient off-street parking space</li> <li>- No harm to neighbours or appearance of the area.</li> </ul>			
<b>Outcome</b>				

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## CHISWICK AREA

## Minor &amp; Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	1 Addison Grove W4 1EP	Chiswick Homefields	00006/1/P11	ollie.jones@hounslow.gov.uk
<b>Proposal</b>	Retrospective application for erection of trellis to the front and side boundary wall fronting Addison Grove and Fairfax Road			
<b>No. of submissions:</b> 2	<p><b>Summary of objections</b></p> <ul style="list-style-type: none"> <li>- Not in keeping with other Bedford Park houses.</li> </ul> <p><b>Summary of likely reasons for refusal</b></p> <ul style="list-style-type: none"> <li>- Harm to character and appearance of conservation area</li> <li>- Not an acceptable boundary treatment in the Bedford Park Conservation Area.</li> </ul>			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
2	4 Hearne Road W4 3NJ	Chiswick Riverside	00585/4/P6	ollie.jones@hounslow.gov.uk
<b>Proposal</b>	Erection of single storey rear extension to the house			
<b>No. of submissions:</b>	<p><b>Summary of likely reasons for refusal</b></p> <ul style="list-style-type: none"> <li>- Harm to neighbours' living conditions, contrary to Residential Extension Guidelines.</li> </ul> <p>Note: If amended plans reduce to two metres high on the boundary with No 2, may be approved under delegated authority.</p>			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
3	74 Dukes Avenue, W4 2AF	Turnham Green	00371/74/P6	mark.knighting@hounslow.gov.uk
<b>Proposal</b>	Variation of condition 2 (approved plans) to amend design of rear extensions and amendments to two first floor rear windows following planning permission 00371/74/P3 dated 10/3/2016 for erection of two single storey rear extensions to the house.			
<b>No. of submissions:</b> 2	<p><b><u>Summary of objections</u></b></p> <ul style="list-style-type: none"> <li>- The proposal would not be in keeping with the context and character of these houses.</li> <li>- The proposal would increase the sense of enclosure to neighbouring properties.</li> <li>- Concern with the height of the extension.</li> </ul> <p><b><u>Summary of likely reasons for refusal</u></b></p> <ul style="list-style-type: none"> <li>- Overly large extension that would harm neighbouring amenity, contrary to the Residential Extension Guidelines</li> </ul>			
Outcome				

## Minor & Householder Applications to be recommended for Approval with objections

Item	Address	Ward	Ref. No.	Case officer details
1	13 Manor Gardens W3 8JU	Turnham Green	00731/13/P1	jessie.rotrand@hounslow.gov.uk
<b>Proposal</b>	Erection of a rear roof extension with two roof windows to front elevation			
<b>No. of submissions:</b> 1	<p><b><u>Summary of objections</u></b></p> <ul style="list-style-type: none"> <li>- Unsightly</li> <li>- Block light</li> <li>- Very large – would dominate the existing roof</li> </ul> <p><b><u>Summary of reasons for approval</u></b></p> <ul style="list-style-type: none"> <li>- Rear dormer is modest in scale – in line with the Residential Extension Guidelines</li> </ul> <p>Note: The above recommendation is subject to the removal of one roof window to the front roof slope.</p>			
Outcome				

Item	Address	Ward	Ref. No.	Case officer details
2	9 Cleveland Avenue, W4 1SN	Chiswick Homefields	00277/9/P2	ollie.jones@hounslow.gov.uk
<b>Proposal</b>	Erection of a single storey rear extension to the house			
<b>No. of submissions:</b> 2	<p><b><u>Summary of objections</u></b></p> <ul style="list-style-type: none"> <li>- Building over drains</li> <li>- Significant reduction garden size and exceeds 4:1 ratio of street</li> <li>- Side access restricted creating fire hazard to property and neighbouring properties</li> <li>- Privacy of Merton Avenue affected</li> </ul> <p><b><u>Summary of reasons for approval</u></b></p> <ul style="list-style-type: none"> <li>- Would not harm neighbours' living conditions</li> <li>- Complies with Residential Extension Guidelines.</li> </ul>			
<b>Outcome</b>				

Item	Address	Ward	Ref. No.	Case officer details
3	The Pier House, Corney Reach Way, W4 2UG	Chiswick Homefields	00306/B/P54	mark.knighting@hounslow.gov.uk
<b>Proposal</b>	Erection of a single storey side extension and roof extension to the building			
<b>No. of submissions:</b> 28	<p><b>Summary of objections</b></p> <ul style="list-style-type: none"> <li>- The proposal would detract from the overall design of the Corney Reach development.</li> <li>- The proposal would restrict views of the river and reduce light to residential properties.</li> <li>- The proposal would allow for views into residential properties.</li> <li>- There has been little/no consultation from the applicant.</li> <li>- The proposal would increase traffic and pollution, and exacerbate parking problems.</li> <li>- The proposal would impede a public footpath.</li> <li>- An asymmetrical frontage would appear incongruous and out of keeping with the rest of the development.</li> <li>- Object to the RNLI being on a residential estate with their regular nightly operations disturbing residents and wildlife.</li> <li>- The proposed roof extension is an inelegant and clumsy solution to the creation of storage space.</li> <li>- The ribbon of development adjoining the riverside walk should not become a solid barrier.</li> <li>- Consideration of this proposal should not go ahead whilst the future plans for the adjoining site are uncertain.</li> <li>- The proposal would be highly visible from the River Thames.</li> <li>- The expansion of the Pier House and its facilities could well contravene the terms of its lease.</li> <li>- The proposed dormer extension is an eyesore.</li> <li>- The right thing to do is to move the whole organisation(s) away from the residential estate into Dukes Meadows.</li> <li>- The proposal would result in more pedestrian traffic.</li> <li>- The cedar cladding material proposed is not within keeping of the surrounding building materials.</li> </ul> <p><b>Summary of reasons for approval</b></p> <ul style="list-style-type: none"> <li>- The development be acceptable in its surroundings and would not detrimentally impact the amenities of neighbouring residents.</li> </ul>			
<b>Outcome</b>				

## Major Applications

Item	Address	Ward	Ref. No.	Case officer details
1	Robins & Day, 632 Chiswick High Rd, W4 5RY	Turnham Green	00248/B/P22	sam.smith@hounslow.gov.uk
<b>Summary</b>	Erection of four storey car showroom with associated landscaping and parking following demolition of existing. Note: If this application is recommended for approval it will be presented to Planning Committee as it would be a major application with a legal agreement.			
<b>Outcome</b>				

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## HESTON &amp; CRANFORD AREA

## Minor &amp; Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	64 Firs Drive, TW5 9TD	Cranford	00452/64/P1	kiri.shuttleworth@hounslow.gov.uk
<b>Proposal</b>	Erection of single storey front, side and rear extension to the house.			
<b>No. of submissions:</b> 1	<p><b><u>Summary of objections</u></b></p> <ul style="list-style-type: none"> <li>- Visual Impact - not in keeping, detrimental to Firs Drive and its conservation area</li> </ul> <p><b><u>Summary of likely reasons for refusal</u></b></p> <ul style="list-style-type: none"> <li>- Harm to character and appearance of property and wider conservation area</li> </ul> <p>Note: If amended plans ensure the side and front extension do not project forward of the bay window and reduce the height the application may be approved under delegated authority</p>			
<b>Outcome</b>				

Item	Address	Ward	Ref. No.	Case officer details
2	34 Johnson Road, TW5 9LJ	Heston West	00650/34/P4	kiri.shuttleworth@hounslow.gov.uk
<b>Proposal</b>	Erection of a two storey extension to create a new two bedroom end-of-terrace house			
<b>No. of submissions:</b> 0	<p><b><u>Summary of likely reasons for refusal</u></b></p> <ul style="list-style-type: none"> <li>- Harm to character and appearance of dwelling and surrounding area</li> <li>- Harm to neighbours' living conditions; overbearing and loss of privacy to neighbours</li> <li>- The property does not meet the minimum original floor space requirement for conversion or subdivision.</li> </ul>			
<b>Outcome</b>				

## Minor & Householder Applications to be recommended for Approval with objections

Item	Address	Ward	Ref. No.	Case officer details
1	115 Great South West Road, TW4 7NQ	Cranford	00504/115/P4	rupinder.dhoot@hounslow.gov.uk
<b>Proposal</b>	Erection of a two storey side and part single part two storey rear extensions to the house			
<b>No. of submissions:</b> 0	<u><b>Summary of reasons for approval</b></u> <ul style="list-style-type: none"> <li>- Would not harm neighbours or the appearance of the area</li> <li>- Application was previously entered on the list recommending refusal, amended plans address original refusal reasons.</li> </ul>			
<b>Outcome</b>				

Item	Address	Ward	Ref. No.	Case officer details
2	10 Heston Road, TW5 0QJ	Heston East	00600/10/P8	emil.ancewicz@hounslow.gov.uk
<b>Proposal</b>	Erection of two side roof extensions to the house.			
<b>No. of submissions:</b> 1	<u><b>Summary of objections:</b></u> <ul style="list-style-type: none"> <li>- Loss of privacy;</li> <li>- The resulting size of the property suggests that it could be converted to flats;</li> </ul> <u><b>Summary of likely reasons for approval:</b></u> <ul style="list-style-type: none"> <li>- Obscure glazing can protect privacy, no harm to the appearance of the area or neighbours' living conditions. A second dwelling is not proposed.</li> </ul>			
<b>Outcome</b>				

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## ISLEWORTH &amp; BRENTFORD AREA

## Minor &amp; Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	109A Windmill Road, TW8 9LZ	Brentford	01217/109A/P2	mark.knighting@hounslow.gov.uk
<b>Proposal</b>	Erection of a single storey rear extension to convert an existing retail unit from shop to a self-contained two-bedroom flat, creation of an external staircase to provide access to two upper floor flats (currently one flat) incorporating the erection of a rear roof extension with two front roof windows			
<b>No. of submissions:</b> 1	<p><b><u>Summary of objections</u></b></p> <ul style="list-style-type: none"> <li>- Planning permission should not be granted</li> </ul> <p><b><u>Summary of likely reasons for refusal</u></b></p> <ul style="list-style-type: none"> <li>- Substandard provision of accommodation that would be detrimental to the amenity of future residents.</li> <li>- Harm to character and appearance of area in respect of large rear dormer.</li> </ul>			
Outcome				

## Minor & Householder Applications to be recommended for Approval with objections

Item	Address	Ward	Ref. No.	Case officer details
1	41 Warkworth Gardens, TW7 5JP	Osterley & Spring Grove	01169/41/P1	kosma.nykiel@hounslow.gov.uk
<b>Proposal</b>	Formation of vehicular access			
<b>No. of submissions:</b> 2	<p><b><u>Summary of objections</u></b></p> <ul style="list-style-type: none"> <li>- Loss of a parking space available to all residents within CPZ</li> </ul> <p><b><u>Summary of reasons for approval</u></b></p> <ul style="list-style-type: none"> <li>- The crossover would not unacceptably affect the parking provision in the area;</li> <li>- The access would comply with the requirements of the Council's Crossover Policy.</li> </ul>			
<b>Outcome</b>				

Item	Address	Ward	Ref. No.	Case officer details
2	Regatta Point, 38 Kew Bridge Road, TW8 0EB	Brentford	00657/38/P3	mark.knighting@hounslow.gov.uk
<b>Proposal</b>	Replacement of windows to the front elevation of the building			
<b>No. of submissions:</b> 2	<p><b><u>Summary of objections</u></b></p> <ul style="list-style-type: none"> <li>- The list provided for car park numbers and flat owner details are incorrect</li> <li>- Loss of light</li> <li>- Poor visual appearance</li> </ul> <p><b><u>Summary of reasons for approval</u></b></p> <ul style="list-style-type: none"> <li>- The revised window design would be appropriate to the street scene.</li> </ul>			
<b>Outcome</b>				

# PENDING DECISIONS LIST

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## Development on Council Land

Item	Address	Ward	Ref. No.	Case officer details
1	Land at New Road, TW14 9BG	Feltham West	00793/L/P1	rupinder.dhoot@hounslow.gov.uk
<b>Proposal</b>	Construction of a 32 car space temporary car park for Lidl which will be in operation for a maximum of 18 months			
<b>No. of submissions:</b> 0	<p><b><u>Summary of likely recommendation:</u></b></p> <p><b>Approval</b></p> <ul style="list-style-type: none"><li>- The proposal would be for a temporary period and would facilitate the implementation of highways improvements</li></ul> <p>Note: The proposal is a departure from the development plan as the site is allocated as local open space and will therefore fall to be determined at Planning Committee</p>			
<b>Outcome</b>				

Item	Address	Ward	Ref. No.	Case officer details
2	The Pier House, Corney Reach Way, W4 2UG	Chiswick Homefields	00306/B/P54	mark.knighting@hounslow.gov.uk
<b>Proposal</b>	Erection of a single storey side extension and roof extension to the building			
<b>No. of submissions:</b> 28	<p><b><u>Summary of objections</u></b></p> <ul style="list-style-type: none"> <li>- The proposal would detract from the overall design of the Corney Reach development.</li> <li>- The proposal would restrict views of the river and reduce light to residential properties.</li> <li>- The proposal would allow for views into residential properties.</li> <li>- There has been little/no consultation from the applicant.</li> <li>- The proposal would increase traffic and pollution, and exacerbate parking problems.</li> <li>- The proposal would impede a public footpath.</li> <li>- An asymmetrical frontage would appear incongruous and out of keeping with the rest of the development.</li> <li>- Object to the RNLI being on a residential estate with their regular nightly operations disturbing residents and wildlife.</li> <li>- The proposed roof extension is an inelegant and clumsy solution to the creation of storage space.</li> <li>- The ribbon of development adjoining the riverside walk should not become a solid barrier.</li> <li>- Consideration of this proposal should not go ahead whilst the future plans for the adjoining site are uncertain.</li> <li>- The proposal would be highly visible from the River Thames.</li> <li>- The expansion of the Pier House and its facilities could well contravene the terms of its lease.</li> <li>- The proposed dormer extension is an eyesore.</li> <li>- The right thing to do is to move the whole organisation(s) away from the residential estate into Dukes Meadows.</li> <li>- The proposal would result in more pedestrian traffic.</li> <li>- The cedar cladding material proposed is not within keeping of the surrounding building materials.</li> </ul> <p><b><u>Summary of reasons for approval</u></b></p> <p>The development be acceptable in its surroundings and would not detrimentally impact the amenities of neighbouring residents.</p>			
Outcome				