

PENDING DECISIONS LIST**WEEK 28 2016****15 July 2016 to 22 July 2016****BEDFONT, FELTHAM & HANWORTH AREA****Minor & Householder Applications to be recommended for REFUSAL**

Item	Address	Ward	Ref. No.	Case officer details
1	115 Ashford Road, Feltham TW13 4RU	Feltham West	00051/115/P3	kiri.shuttleworth@hounslow.gov.uk
Proposal	Erection of a detached single storey garage and 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"> - The scale, form, design and cumulative effect would represent a bulky, dominant and incongruous form of development harmful to the character and appearance of the original property and the wider area contrary to the Residential Extension Guidelines - The proposal would not be considered a limited extension and would not preserve the openness of the existing green belt - Siting, scale and design would harm neighbours' outlook and light, and cause an unacceptable sense of enclosure. It significantly exceeds the recommended depth set by the Residential Extension Guidelines. 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	93 Cygnet Avenue, Feltham, TW14 0DU	Feltham	00331/93/P6	nesha.burnham@hounslow.gov.uk
Proposal	Erection of a two storey side extension and 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"> - Out of keeping with the host property and the surrounding area contrary to the Residential Extension Guidelines 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
3	168 Hounslow Road, Hanworth, TW13 6AA	Hanworth	00631/168/P3	nesha.burnham@hounslow.gov.uk
Proposal	Erection of a part single / part two storey rear extension to the house			
No. of submissions:	<p><u>Summary of likely reasons for refusal</u></p> <ul style="list-style-type: none"> - Would harm neighbours' outlook and have an overbearing and visually intrusive impact - Harm to the character of the house and the surrounding area, contrary to the Residential Extension Guidelines 			
Outcome	Delegated decision			

Minor & Householder Applications to be recommended for Approval with objections

Item	Address	Ward	Ref. No.	Case officer details
1	52 Wigley Road, TW13 5HE	Hanworth Park	01207/52/P4	tom.bradfield@hounslow.gov.uk
Proposal	Erection of a two storey side extension			
No. of submissions:	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - Health and safety concerns - No Party Wall Act contact - Loss of light - Loss of privacy through overlooking - Increase in rubbish - Increase in parking requirements <p><u>Summary of reasons for approval</u></p> <ul style="list-style-type: none"> - Size and scale would be in keeping with the host property and in proportion. It would not harm to appearance of the area - Would not result in any unacceptable loss of light or privacy, nor any overlooking. Although the property steps forward of the neighbour, it is not considered that this would unacceptably affect the front facing windows. - The scale is not considered to unacceptably increase the amount of waste or parking requirements at the site. 			
Outcome	Delegated decision			

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CENTRAL HOUNSLOW AREA

Minor & Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	107 Cambridge Road, TW4 7BB	Hounslow West	00196/107/P1	tom.bradfield@hounslow.gov.uk
Proposal	Erection of a two storey side extension with single storey rear extension to the house.			
No. of submissions: 0	<u>Summary of likely reasons for refusal</u> - Harm to the appearance of the area through excessive extensions and poor design out of proportion with the host property			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	41 Dean Road, Hounslow, TW3 2EY	Hounslow South	00338/41/P2	eamon.cassidy@hounslow.gov.uk
Proposal	Erection of a single storey rear and side infill extension.			
No. of submissions: 0	<u>Summary of likely reasons for refusal</u> - The excessive height and depth would harm neighbours' living conditions. Note: If amended plans reduce the height of the infill to two metres on the boundary, the application may be recommended for approval under delegated powers.			
Outcome	Delegated decision			

Major Applications

Item	Address	Ward	Ref. No.	Case officer details
1	Office Block, Second and Third Floor, 83-93 Temple House, Staines Road, TW3 3JB	Hounslow West	01054/83-93/P17	melek.ergen@hounslow.gov.uk
Summary	Variation of condition 4 (Hard and soft landscaping plan) of permission 01054/83-93/P13 dated 14.2.2014 for The construction of a fourth and part fifth floor and the conversion of the first, second and third floors from offices (use class B1) to create 27 flats with associated parking and amenity space (existing ground floor offices to be retained)			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	763-767 London Road, TW3 1RS	Hounslow Central	00707/763-767/P3	melek.ergen@hounslow.gov.uk
Summary	Erection of 34 flats, contained within a part three, part four storey development with associated landscaping, cycle parking and refuse storage following demolition of existing buildings.			
<u>THIS APPLICATION WILL BE REPORTED TO AUGUST PLANNING COMMITTEE</u>				
Outcome				

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CHISWICK AREA

Minor & Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	116A Barrowgate Road, Chiswick W4 4QP	Turnham Green	00079/116A/P3	natalie.lynch@hounslow.gov.uk
Proposal	Erection of a single storey rear extension and the enlargement of a side window to the ground floor flat.			
No. of submissions: 4	<p>Summary of objections</p> <ul style="list-style-type: none"> - Loss of external staircase would prevent escape during a fire for the first floor flat - Impact on outlook - Larger than existing extension - Out of keeping with the surrounding area <p>Summary of likely reasons for refusal</p> <ul style="list-style-type: none"> - The proposed depth at 4.7metres is contrary to the Residential Extension Guidelines - Would result in a loss of light and outlook for the neighbours. - Design and appearance out of keeping with the surrounding area. 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	2-2A Cranbrook Road, Chiswick W4 2LH	Chiswick Homefields	00312/2-2A/P1	natalie.lynch@hounslow.gov.uk
Proposal	Conversion of the property to form 2 flats and a B1(c) light industrial unit.			
No. of submissions: 0	<p>Summary of likely reasons for refusal</p> <ul style="list-style-type: none"> - No marketing evidence to justify loss of employment floor space. Loss of employment floor space in this town centre location would be unacceptable. 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
3	287 Chiswick High Road, Chiswick W4 4HH	Turnham Green	00248/287/P7	natalie.lynch@hounslow.gov.uk
Proposal	Change of use of the ground floor to part A1 shop and part sui generis (tattoo parlour) and new shop front			
No. of submissions: 0	<p>Summary of likely reasons for refusal</p> <ul style="list-style-type: none"> - Would result in the loss of an existing traditional shop front which makes a positive contribution to the character and appearance of the Turnham Green Conservation Area, contrary to the Shop Front Guidelines. <p>Note: If amended to a more traditional shop front design, approval would be recommended under delegated powers.</p>			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
4	86 Thornton Avenue, Chiswick W4 1QQ	Chiswick Homefields	01122/86A,B/P2	joney.ramirez@hounslow.gov.uk
Proposal	Erection of rear extension at first and second floors			
No. of submissions: 2	<p>Summary of objections</p> <ul style="list-style-type: none"> - Loss of privacy from the introduction of high level windows - Loss of light to amenity space of neighbouring flats - Out of character - Increased noise and disturbance during construction <p>Summary of likely reasons for refusal</p> <ul style="list-style-type: none"> - Would harm the appearance of the area and neighbours living conditions. 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
5	4 Grantham Road, Chiswick W4 2RS	Chiswick Homefields	00499/4/P1	joney.ramirez@hounslow.gov.uk
Proposal	Erection of a single storey rear and side infill extension			
No. of submissions: 0	<p>Summary of likely reasons for refusal</p> <ul style="list-style-type: none"> - The wraparound extension would harm neighbours' living conditions <p>Note: If amended plans reduce the height of the infill, the application may be recommended for approval under delegated powers.</p>			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
6	118 Wellesley Road, Chiswick, W4 3AP	Chiswick Riverside	01177/118/P4	james.hansel@hounslow.gov.uk
Proposal	Erection of a single storey rear extension			
No. of submissions: 2	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - Party wall concerns - overshadowing due to excessive height - Out of character to original house <p><u>Summary of likely reasons for refusal</u></p> <ul style="list-style-type: none"> - Harm to neighbour's living conditions through loss of light and outlook, contrary to the Residential Extension Guidelines. <p>Note: If amended plans reduce the extension depth by one metre in depth to align with the existing outrigger, the application may be recommended for approval under delegated powers.</p>			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
7	First Floor Flat, 43 Cranbrook Road, W4 2LH	Chiswick Homefields	00312/43/P2	violet.dixon@hounslow.gov.uk
Proposal	Erection of a rear roof extension and two front roof windows with rear roof terrace to rear element of the flat			
No. of submissions: 1	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - <p><u>Summary of likely reasons for refusal</u></p> <ul style="list-style-type: none"> - Harm to appearance of the area - Loss of privacy and sunlight to neighbours - Noise disturbance <p>Note: if roof terrace removed may be recommended for approval 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	57A St Mary's Grove, Chiswick W4 3LW	Chiswick Riverside	00988/57A/P4	natalie.lynch@hounslow.gov.uk
Proposal	Formation of basement level below existing flat incorporating a front and rear light well			
No. of submissions: 1	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - Impact on the existing tree <p><u>Summary of likely reasons for approval</u></p> <ul style="list-style-type: none"> - The basement would be the same size and scale as approved under 00988/57A/P3(NMA). A condition would ensure that measures are taken to protect the existing Cherry tree on site during construction. 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	18 Wilmington Avenue, Chiswick, W4 3HA	Chiswick Riverside	01210/18/P3	james.hansel@hounslow.gov.uk
Proposal	Erection of a rear roof extension			
No. of submissions: 0	<p><u>Summary of likely reasons for approval</u></p> <ul style="list-style-type: none"> - Would not harm the appearance of the property in the context of the local street scene. <p>Note: This application was previously on pending list (week 22) to be recommended for refusal, but has since been amended.</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	197 Ringway, Southall, UB2 5SU	Heston West	00943/197/P1	matthew.rees@hounslow.gov.uk
Proposal	Erection of a two storey side extension and a single rear extension			
No. of submissions: 0	<p>Summary of likely reasons for refusal</p> <ul style="list-style-type: none"> - The two-storey side extension would be overly dominant and intrusive contrary to the Residential Extension Guidelines <p>Note: If revised to set the two-storey side extension back from the front of the property and down from the ridge, may be recommended for approval under delegated authority</p>			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	10 Regent Close, Hounslow, TW4 6LJ	Cranford	009322/10/P2	nesha.burnham@hounslow.gov.uk
Proposal	Erection of a single storey rear extension to the house			
No. of submissions: 2	<p>Summary of objections</p> <ul style="list-style-type: none"> - The owners of No.10 have already carried out extensive side garage, rear extension and internal restructuring. These works converted an existing 3 bed semi-detached property into a House of Multiple Occupation with only three off-street parking spaces. - I am concerned about the loss of parking and congestion that would occur as a result of the proposal. - The extension should be set-off the common boundary <p>Summary of likely reasons for refusal</p> <ul style="list-style-type: none"> - Would have a detrimental impact upon the amenities of the adjoining property at No.9 – contrary to the Residential Extension Guidelines. 			
Outcome	Delegated decision			

PENDING DECISIONS LIST

WEEK 28 2016

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ISLEWORTH & BRENTFORD AREA

Minor & Householder Applications to be recommended for REFUSAL

Item	Address	Ward	Ref. No.	Case officer details
1	14 College Road, Isleworth, TW7 5DH	Osterley & Spring Grove	00294/14/P3	eamon.cassidy@hounslow.gov.uk
Proposal	Formation of a vehicle access.			
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 site, street scene and Spring Grove Conservation Area. - Insufficient information relating to parking layout, width of crossover, landscaping and boundary treatment. 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	82 College Road, Isleworth, TW7 5DS	Osterley & Spring Grove	00294/82/P1	eamon.cassidy@hounslow.gov.uk
Proposal	Erection of a single storey rear extension to the house and construction of a porch			
No. of submissions: 0	<u>Summary of likely reasons for refusal</u> <ul style="list-style-type: none"> - Excessive size and scale would harm the character and appearance of the site and area and neighbours' living conditions. - Proposed plans show the porch extending beyond the existing canopy, which would harm the character and appearance of the Conservation Area <p>Note: If amendments requested reduce the depth in line with the Residential Extension Guidelines, and show the porch set back in line with the brick pier separating the two entrances and with an increased amount of glazing, approval may be recommended under delegated powers.</p>			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
3	51 Osterley Road, Isleworth, TW7 4PW	Osterley & Spring Grove	00843/51/P2	eamon.cassidy@hounslow.gov.uk
Proposal	Erection of a single storey rear extension and 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"> - Out of keeping with the area. - Negatively impact the enjoyment of neighbouring garden. <p><u>Summary of likely reasons for refusal</u></p> <ul style="list-style-type: none"> - Excessive size and scale would harm the character and appearance of the site and Spring Grove Conservation Area and neighbours' living conditions. - Removal of garage door would unbalance the appearance of the pair of semi-detached houses, harmful to the character and appearance of the site and Spring Grove Conservation Area. <p>Note: If revised plans reduce the depth of the rear extension to 3.65 metres from the main rear building line and widen the new front window opening to the width of the existing door, may be recommended for approval under delegated authority</p>			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
4	542 Great West Road, Hounslow, TW5 0TQ	Osterley & Spring Grove	00505/542/P7	eamon.cassidy@hounslow.gov.uk
Proposal	Variation of condition 1 to allow submission of an amended plan following permission 00505/542/P6 dated 15.2.2016 for Change of use to a nine bedroom house in multiple occupation, with two living room areas, one kitchen and a cycle store/communal storage located in the outbuilding.			
No. of submissions: 1	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - The application conflicts with Local Plan policy SC10. <p><u>Summary of likely reasons for refusal</u></p> <ul style="list-style-type: none"> - The proposal would not provide a good standard of accommodation for future occupiers. 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
5	27 Mandeville Road, Isleworth, TW7 6AD	Syon	00727/27/P1	eamon.cassidy@hounslow.gov.uk
Proposal	Erection of a two storey side and part rear extension, a single storey rear extension, a rear roof extension with roof window to front elevation, installation of bay window to ground and first floor and widening of vehicular access.			
No. of submissions: 3	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - Concerns relating use as a HMO. - Concerns relating to parking arrangements. <p><u>Summary of likely reasons for refusal</u></p> <ul style="list-style-type: none"> - Excessive size and scale and inappropriate position and design of the two storey side/rear extension and rear roof extension would harm the character and appearance of the area and neighbours' living conditions. - Unnecessarily wide crossover and excessive hard standing would harm the street scene and pedestrian and vehicle safety. - Excessive car parking. 			
	Delegated decision			

Minor & Householder Applications to be recommended for Approval with objection

Item	Address	Ward	Ref. No.	Case officer details
1	1 Grosvenor Road, TW8 0NW	Brentford	00521/1/P1	violet.dixon@hounslow.gov.uk
Proposal	Erection of a single storey part side extension, a single storey side infill extension and a rear roof extension with three roof windows to front elevation			
No. of submissions: 2	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - Loss of light to neighbours - Concerns over neighbour's privacy - Reduces aesthetic appeal of conservation area <p><u>Summary of reasons for approval</u></p> <ul style="list-style-type: none"> - Design as amended is in keeping with the conservation area. - Revised extension would not impact on privacy/ sunlight / visual amenity of area 			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	205 Jersey Road, Isleworth TW7 4QJ	Osterley & Spring Grove	00647/205/P2	melek.ergen@hounslow.gov.uk
Proposal	Erection of part single storey, part two storey side and rear extensions and installation of new roof windows			
No. of submissions: 1	<p><u>Summary of objections</u></p> <ul style="list-style-type: none"> - Extensions doubles the housing area will increase noise levels. - The eastern side extension must be minimum one metre from the boundary. - Garage boundary wall should not be demolished. - There should be no breach of the secure walls and opening into 5 and 6 Jersey Road. - Overbuilding and overcrowding, is it an attempt to convert into flats. - Loss of privacy <p><u>Summary of reasons for approval</u></p> <ul style="list-style-type: none"> - The proposal is amended: width of the side extension reduced to half, size and scale of extensions are now compatible with the original dwelling and in keeping with the Residential Extension Guidelines. - Extensions are set in a metre from the eastern boundary - No overlooking or loss of privacy would occur. 			
Outcome	Delegated decision			

Major Applications

Item	Address	Ward	Ref. No.	Case officer details
1	White Lion Court, Swan Street, TW7 6RN	Isleworth	01101/F/P2	melek.ergen@hounslow.gov.uk
Summary	Variation of Condition 24 (Sustainability) to allow a revised energy statement on planning permission 01101/F/P1 approved 02/04/2014 for demolition of the existing buildings and the construction of 139 homes and 1.094.4 sqm (GEA) of commercial floorspace (A1/A2/A3/A4/B1/D1/D2) within buildings ranging from 3 to 5 storeys with associated access, ground level and basement carparking, cycle parking, refuse/recycling storage and hard and soft landscaping.			
Outcome	Delegated decision			

Item	Address	Ward	Ref. No.	Case officer details
2	7 St Johns Road, TW7 6NH	Osterley & Spring Grove	00981/B7/P4	melek.ergen@hounslow.gov.uk
Summary	Conversion of the property from existing offices (B1/D1 uses) to a hotel (C1 use) including the erection of part ground floor, part first floor, part second floor, part third floor, part fourth, roof plant and access, front and rear extensions, single storey side extension.			
Outcome	Delegated decision			

Development on Council Land

Item	Address	Ward	Ref. No.	Case officer details
1	Cranford Infant and Nursery School, TW4 6LB	Cranford	00111/A/S10	george.clarke@hounslow.gov.uk
Proposal	Installation of a roof mounted ventilation plant and associated works including the erection of handrails to roof perimeter and access ladders			
No. of submissions: 0	<u>Summary of likely recommendation</u> <ul style="list-style-type: none">- The proposed installations would provide air circulation to classrooms without the need to open windows. This would help protect learning environments from airplane noise.- The plant equipment would be of a modest scale and would not detract from the appearance of the school or wider area.			
Outcome	Delegated decision			