



**DEVELOPMENT CONTROL
COMMITTEE**

TUESDAY 19 SEPTEMBER 2006

ADDENDUM

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LONDON BOROUGH OF HARROW

ADDENDUM

DEVELOPMENT CONTROL COMMITTEE

TUESDAY 19TH SEPTEMBER 2006

Section 2

2/02 d) Relevant History

P/348/06/DFU is still pending. Agent has stated his intention to withdraw upon determination of P/417/06/DFU.

f) Consultations:

Thames Water: no objection (as per pg 12)
Highway Engineers: response awaited

Changes from previous proposal :- noted on page 11

2/03 Amend description

‘SINGLE STOREY REAR EXTENSION AND CONVERSION TO TWO HOUSES (REVISED)’

2/04 Exact address: No. 5 Julius Caesar Way

Notifications: 1 Flora Close
 11 Flora Close
 3 Julius Caesar Way

The conservatory marked ‘conservatory extension’ on site plan is an original element of the building.

2/05 Consultations

Pinner Association: No reply
Highways Engineer: No objection
Access Officer: No reply
Environmental Health: No reply

d) Relevant History

Approved licensing hours are:

09.00 hrs - 23.00 hrs Sunday to Thurs
09.00 hrs - 23.30 hrs Friday to Saturday

2/06 Consultees:

Bentley manor, The Common
Wood Edge, The Common
Woolmer House, Priory Close
4-10 Fallowfield

The Garden History Society: No response
CAAC Not in report
Design and Conservation Officer not in report but
Urban Designer were consulted

2/07 d) Relevant History

Existing carport approved as part of LBH/5114 single storey extension to provide carport, living room and additional bedroom and formation of parking area (Granted 27-APR-1970).

f) Consultations:

Harrow Weald Society: not consulted on this or previous applications for this site as not known of.

2/08 Summary of Responses: should read 'set precedent'

Section 3 paragraph 5: should read....

"The proposal details 2 car parking spaces, one standard and one 3.3m wide to comply with ('Lifetime Homes Standard'). Both spaces would be accessed via an existing vehicle crossover".....

2/09 RECOMMENDATION

Condition 3: substitute 'bedrooms' for 'bedspaces'

Traffic Engineer - No response
Second notification undertaken on further information.

2/10 New plan No 1451-4C received 24-Aug-2006. Plan No 1451-4B now superseded.

CAAC: The fence requires softening from planting to maintain the rural character. The concrete posts should be wooden, preferably 6 inch square with chamfered top.

APPRAISAL

Page 54 first line: substitute 'wish' for 'with' after 'school'.

2/11 d) **Relevant History**

EAST/7/97/FUL	Single storey front and first floor side extension	REFUSE 19-02-1997
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The proposed extensions by virtue of their site coverage and bulk would constitute disproportionate additions over and above the original dwelling harmful to the openness of the Green Belt and the Area of Special Character

Appeal Decision: Allowed

2/12 Stanmore Society was consulted - No reponse received.
English Heritage was consulted - No objections.

b) **Site Description**

- Site is on eastern side of Wood Lane
- Proposal is on southern side of Stanmore Hall

f) **Consultations:**

Stanmore Society	-	Both
English Heritage	-	consulted

2/13 f) **Consultations**

Highways Engineer:	no objection
Pinner Association:	no reply

Additional responses: noise from cabinet, removal of existing ventilation system, development would be unsightly, damage the environment, out of character, damage to health, building would look like building site, no objection to this proposal which improves upon the last one but equipment should be coloured terracotta or red/brown colour to blend in with existing bricks.

CAAC: Object not appropriate in this location.

Highways Engineer: No objection

2/14 - **DEFER** at officers' request for further consideration of access
2/15 issues.

2/16 **DEFER** at officer's request for Consultation with neighbouring borough.

2/17 Description

Add ".....Monday to Sunday"

INFORMATION

(b) Site Description

add:

- within Rayners Lane secondary shopping frontage nos.420-472 (evens); uses as follows: 420: take away (A5), 422: Florist's Shop (A1) 424 & 426: Public House (A4), 428: Dry Cleaners (A1), 430: Restaurant (was A3) 432: Travel Agent (A1), 434: Butcher (A1), 436: Restaurant (A3) 438: Take Away (A5), [Zorastrian Centre], 454: Stamp Shop (A1), 456: Hairdressers and Takeaway (A1), 458: Internet Cafe (A1), 460: Hairdressers (A1) 462: Grocers (A1), 464: Internet shop (A1), 466: Private Club (D2), 468: (D2), 470: Taxi Office (Sui-Generis), 472: Driving School (Sui Generis)

CAAC: Defer to Licensing Committee

APPRAISAL

1) Residential Amenity

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DEVELOPMENT CONTROL COMMITTEE – 19 SEPTEMBER 2006

AGENDA ITEM 11

**ADVANCE WARNING GIVEN OF REQUESTS TO MAKE REPRESENTATIONS ON
PLANNING APPLICATIONS**

Application	Objector	Applicant/Applicant's Representative (who has advised that they would wish to reply)
Item 2/01 454 Alexandra Avenue, South Harrow	Mr Dorab Mistry	
Item 2/02 26 Kenilworth Avenue, Harrow	Ms Bianca Morris	
Item 2/03 40 Tregenna Avenue. Harrow	Mr Brian Walker	
Item 2/10 The John Lyon School Playing Fields, Sudbury Hill	Mr Sowter	

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