

Minutes for 7 Jul 08

Planning Annex



Matters of record
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RESULT

| Number | Application Reference | | |
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| | House | Address Map Ref | Proposal |

New Planning Decisions

Sunningdale

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| 08/00 991 | Woodlands | Sunning Avenue, Sunningdale 4A 18 | Outline application for the construction of a replacement detached house. (Outline) | Outline - All matters rescued but sketch of replacement house shows central area at height of 12.5m with wings at 10.5m. APPROVED |
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Sunninghill

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| 08/00 425 | Land At Endeavour House | Queens Road, Sunninghill 2H 17 | 10 flats (8 x 2 bed and 2 x 1 bed) following demolition of existing. | Inadequate parking provision and harm to neighbour amenity. REFUSED |
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| 08/00 871 | Land At Rustlings and Kingsland | London Road, Ascot S/hill 6G 9 | Two blocks of 8 X 2 bedroom apartments with basement parking following demolition of existing houses. | The blocks are so close as to present a terracing effect with harm to the street scene. Potentially also harmful to the Thames Basin Heaths SPA without acceptable mitigation. REFUSED |
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| 08/00 954 | Land At 11 | Kinross Avenue, Ascot S/hill 2D 16 | Two bedroom end of terrace house. | Cramped over development of the available space and fails to meet RBWM parking guidelines. REFUSED |
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| 08/00 970 | 35 | Llanvair Drive, Sunninghill 3D 16 | Two storey side and rear extension. Front porch. Two front dormers and one rear windowed gable. | Front dormers out of character with the surrounding dwellings and harmful to that character. APPROVED |
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| 08/01 011 | Cbs Office Services Cbs Court 118 | Kennel Ride, Ascot S/hill 4D 8 | Change of use of building from offices to residential comprising 9 dwellings following construction of a new two-storey side extension. | Potentially harmful to SPA if site lies within the 5 km zone of influence. WITHDRAWN |
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| 08/01 012 | 1 to 3 High Street and Land At 1 | School Road, Sunninghill 2H 17 | Reconfiguration of ground floor retail floorspace with rear and side extensions plus reconfiguration of first floor office and flat with rear extension and creation of dedicated service/car parking area. | Overdevelopment of site resulting in inadequate parking provision and unsuitable access for large service vehicles. Harmful to viability of existing village shops and would introduce an urbanising effect on the village and its street scene. REFUSED |
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| 08/01 022 | Rustlings | London Road, Ascot S/hill 6G 9 | Block of 6 X 2 bedroom apartments with basement parking and alterations to access following demolition of existing dwelling. | Harmful to neighbour amenity because of the extent of the flanking brickwork close to their boundary. Potential harm to the SPA without acceptable mitigation. REFUSED |
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Winkfield

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| 08/00 380 | Silver Boughs 32 | Prince Consort Drive, Winkfield 1B 16 | 1no. 5 bedroom dwelling with detached double garage with accommodation at first floor level following demolition of existing dwelling and garages. | The proposed garage is effectively a separate dwelling, contrary to GB4 of the local plan for settlements in Green Belt. APPROVED |
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New Appeal Decisions

Sunninghill

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| 07/02 954 | Greensleeves | Coronation Road, Sunninghill 4E 17 | Six bedroom detached dwelling with detached triple garage with habitable space above following demolition of existing dwelling. | Scale and bulk would appear over-dominant on the street scene and cause harm to trees of amenity value. APPEAL WITHDRAWN |
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New SPAE Observations

Sunningdale

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| 08/01 218 | The Coach House | Beech Hill Road, Sunningdale 3B 18 | Two storey rear and first floor extension to include raising of main roof and two storey bay window to front. | Concern over possible overlooking and privacy WITHDRAWN |
| 08/01 224 | Charters | Charters Road, Sunningdale 4H 17 | An Estate Management building. | Needs justification on Green belt |
| 08/01 227 | Tresanton and High Trees | Hancocks Mount, Sunningdale 3H 17 | Three detached houses following demolition of existing dwellings. | Needs justification for third building in Green belt after demolition of two onsite REFUSED |
| 08/01 228 | Tresanton and High Trees | Hancocks Mount, Sunningdale 3H 17 | Two detached houses following demolition of existing dwellings. | Needs to comply with Green belt regulations APPROVED |
| 08/01 240 | 190 | Chobham Road, Sunningdale 4D 18 | Two storey side extension and pitched roof to existing single storey front extension. | Concern over parking provisions |
| 08/01 262 | 27 | Coworth Close, Sunningdale 2D 18 | Two storey front and rear extensions. | Property is within Green belt and such regulations should be applied |
| 08/01 293 | 3 | Chanctonbury Drive, Sunningdale 4A 18 | Amendment to increase the main roof ridge height to p.p. 07/01317 part single part two storey rear extension and p. p.07/02185 two storey side extension. | Still concerned over creeping development |
| 08/01 314 | Home End | Priory Road, Sunningdale 4C 18 | Detached two storey annex and detached two storey outbuilding. | Concern over separation distance of annex from main building |
| 08/01 392 | Land to the rear of Midway | Lady Margaret Road, Sunningdale 5B 18 | Outline application for the construction of a detached house with alterations to existing access onto Lady Margaret Road. (Outline) | Objections on wildlife disturbance and flooding grounds, and overdevelopment |
| 08/01 433 | Broom Cottage | Broomfield Park, Sunningdale 4D 18 | Two detached houses with garaging following demolition of existing. | Objection to subdivision of plot and its nearness to Chobham Common |
| 08/01 518 | Holly Tree House | London Road, Sunningdale 4C 18 | Two storey front extension single storey rear extension, extension to existing garage and raising garage roof height. | Concern that amenity of neighbour will be spoilt by overlooking |

Sunninghill

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| 08/01 122 | 2 | Cavendish Meads, Sunninghill 3H 17 | New boundary fence. | Concern regarding highway safety and ownership of land WITHDRAWN |
| 08/01 124 | Berystede Hotel | Bagshot Road, Sunninghill 3G 17 | Proposed third floor extension over northern part of building to provide a further 20 guest bedrooms plus associated additional parking. | Concern at impact upon street scene, potential harm to neighbouring amenity, and increasing volume of on-site parking (now up to 223 spaces) |
| 08/01 138 | Avenir | Burleigh Road, Ascot S/hill 5C 8 | Replacement house. | Concern at scale of hardstanding and appearance of overdevelopment |
| 08/01 170 | Berystede Hotel | Bagshot Road, Sunninghill 3G 17 | Change of Use of part of basement car park to offices. | Concern at scale of car parking which would increase from 223 to 234 |
| 08/01 180 | Land North of Ascot Racecourse 8 m from | Winkfield Road, Ascot S/hill 2E 9 | 3 metre extension to existing 24 metre fake Fir tree telecommunication mast and installation of three antenna and relocation of three antenna plus new equipment cabinet and ancillary equipment within extended compound. | Concern that increased height will have adverse impact on street and racecourse scene |
| 08/01 194 | Bracken 11 | Woodlands Close, Sunninghill 3D 16 | First floor side and rear and single storey rear extension. | Opposed to first floor extension on boundary and harm to neighbour amenity; parking provision appears inadequate WITHDRAWN |
| 08/01 260 | 19 | Cheapside Road, Ascot S/hill 6G 9 | Part two storey/part single storey front and side extension and single storey rear extension. | Appears to be a disproportionate increase over original dwelling for Green Belt location. |
| 08/01 347 | 21 | Woodlands Ride, Sunninghill 3D 16 | Variation of Condition 2 (materials), condition 4 (Landscaping plan) and condition 5 (materials storage) of application 07/00760. (Relaxation) | Opposed both to granting retrospective permission for the use of materials which harm character of the area and to a sales office just for the sale of a single dwelling. |
| 08/01 403 | Hylands | Ravensdale Road, Sunninghill 2E 17 | Detached double garage and single storey side and rear extensions. | Proposed garage footprint too close to front boundary and harmful to street scene. |
| 08/01 416 | Araguaney | Hancocks Mount, Sunninghill 3H 17 | Three detached dwellings with associated accesses and parking following demolition of existing. | Site of insufficient size to accommodate three dwellings without appearing cramped and posing a potential threat to trees of amenity value |
| 08/01 529 | Fieldfare | Burleigh Road, Ascot S/hill 5C 8 | Timber child's play structure (retrospective). | Location of large scale play area on boundary with neighbour harmful to their amenity. |
| 08/01 568 | 21 | Woodlands Ride, Sunninghill 3D 16 | Two sets of entrance gates. | Gates inappropriate in this open plan location and harmful to street scene. |

Winkfield

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| 08/00 054 | Land At Swinley Edge | Coronation Road, Winkfield 4E 17 | Submission of details of design and landscaping for the erection of 1 no. detached dwelling pursuant to outline planning permission 07/00815/OUT. (Reserved matters) | Height and bulk obtrusive to neighbours causing loss of amenity; proximity to Green Belt will cause adverse impact n open and rural aspect |
| 08/00 481 | 23 | Prince Consort Drive, Winkfield 1B 16 | Erection single storey side extension, single storey front extension and installation of two front bay windows, and erection of double detached garage. | Position of garage is obtrusive in this road of houses set well back in verdant plots; out of character |
| 08/00 531 | Fairway | Swinley Road, Winkfield 6A 8 | Annexe for housekeeper over garage and a single storey extension to garage to provide gym. | As this is in Green Belt, the planning office should ensure that it meets GB.1 conditions |
| 08/00 576 | 121 - 123 | Fernbank Road, Winkfield 5B 8 | Outline application (including details of access, appearance, layout and scale) for the erection of two buildings accommodating 8no. two bedroom flats with associated parking following demolition of existing dwellings. | Proposal is overbearing on the surrounding street scene; contrary to EN.20 of the Local Plan |