

## Minutes

### MAJOR APPLICATIONS PLANNING COMMITTEE

25 June 2013

Meeting held at Committee Room 5 - Civic Centre,  
High Street, Uxbridge UB8 1UW



	<p><b>MEMBERS PRESENT:</b> Councillors: Eddie Lavery (Chairman) John Hensley (Vice-Chairman) Janet Duncan (Labour Lead) David Allam Dominic Gilham Michael Markham Brian Stead Carol Melvin</p>
	<p><b>OFFICERS PRESENT:</b> James Rodgers, Head of Planning, Sport and Green Spaces Meghji Hirani, Planning Team Leader Manmohan Ranger, Transport Consultant Tim Brown, Legal Advisor Danielle Watson, Democratic Services Officer</p>
19.	<p><b>APOLOGIES FOR ABSENCE</b> (<i>Agenda Item 1</i>)</p> <p>Apologies for absence were received from Councillor John Morgan, Councillor Carol Melvin attended as substitute.</p>
20.	<p><b>DECLARATIONS OF INTEREST IN MATTERS COMING BEFORE THIS MEETING</b> (<i>Agenda Item 2</i>)</p> <p>None</p>
21.	<p><b>TO CONFIRM THAT THE ITEMS MARKED IN PART 1 WILL BE CONSIDERED IN PUBLIC AND THOSE ITEMS MARKED IN PART 2 WILL BE HEARD IN PRIVATE</b> (<i>Agenda Item 4</i>)</p> <p>It was confirmed that all items would be considered in Part 1 public.</p>
22.	<p><b>QUEENS WALK RESOURCE CENTRE, QUEENS WALK, RUISLIP. HA4 0LR - 12059/APP/2012/2570</b> (<i>Agenda Item 5</i>)</p> <p><b>Refurbishment and re-cladding of existing building including erection of a new entrance lobby and erection of new single storey 400sqm building to provide an educational and well-being facility (Use Class D1), access safety measures, including existing barrier arm, alterations to existing pedestrian gate and canopy (amended plan).</b></p> <p>Officers introduced the report and referred members to the addendum sheet that had been circulated. A petition in objection to the application had been</p>

	<p>received but the petitioners were not in attendance.</p> <p>Members discussed the application and questioned the opening and closing hours of the centre. Members raised concerns regarding traffic and parking in the area and whether this would be exasperated. Members also questioned where the designated pick up and drop off point would be located.</p> <p>Members discussed the observations made by the tree officers who were satisfied that the existing trees within the site would be retained. Sport England had withdrawn their objection to the application.</p> <p>The Committee were satisfied that the conditions would be strengthened to address their concerns.</p> <p>The recommendation for approval was moved, seconded and on being put to the vote was agreed.</p> <p><b>Resolved – That the application be approved, subject to the conditions and informatives set out in the officer’s report and addendum sheet circulated at the meeting.</b></p>
23.	<p><b>WILLIAM BYRD PRIMARY SCHOOL, VICTORIA LANE, HARLINGTON - 11327/APP/2013/1209</b> (<i>Agenda Item 6</i>)</p> <p><b>Installation of single storey (temporary) mobile classroom.</b></p> <p>Officers introduced the report and referred members to the addendum sheet that had been circulated.</p> <p>The application was sited within the Green Belt and sought planning permission for a temporary double classroom.</p> <p>Members discussed the Hillingdon Primary Capital Schools Programme and the Council’s legal requirement to meet the educational needs of the Borough. Members were concerned that the application was requesting temporary consent whilst a long term solution was sought.</p> <p>The recommendation for approval was moved, seconded and on being put to the vote was agreed.</p> <p>Councillor Janet Duncan requested that her objection to the decision to be minuted.</p> <p><b>Resolved – That the application be approved, subject to the conditions and informatives set out in the officer’s report and addendum sheet circulated at the meeting.</b></p>
24.	<p><b>LAND ADJOINING GURU NANAK SIKH ACADEMY, BEACONSFIELD ROAD, HAYES. UB4 0LT - 4450/APP/2013/1227</b> (<i>Agenda Item 7</i>)</p> <p><b>Provision of three temporary modular classroom/administration units, substation, car/cycle parking, new access arrangements and ancillary development (Amended Plan).</b></p>

	<p>Officers introduced the report and referred members to the addendum sheet that had been circulated.</p> <p>The application was sited within the Green Belt. Sports England raised no objections to the loss of playing field. Members discussed the Hillingdon Primary Capital Schools Programme and the Council's legal requirement to meet the educational needs of the Borough.</p> <p>Members were concerned that the area was already congested during school pick up and drop off times and the proposals would exasperate these problems. Officers informed the Committee that the pick up and drop area would not be reduced.</p> <p>The recommendation for approval was moved, seconded and on being put to the vote was agreed.</p> <p><b>Resolved – That the application be approved, subject to the conditions and informatives set out in the officer's report and addendum sheet circulated at the meeting.</b></p>
25.	<p><b>SENATOR COURT, BELMONT ROAD, UXBRIDGE - 68385/APP/2013/902</b> <i>(Agenda Item 8)</i></p> <p>Part demolition, part extension and refurbishment of existing building to provide modern office accommodation (Class B1) totalling 20,267sqm GEA (including car park and plant areas) of which 516sqm GIA floorspace to be used interchangeably for Class A1, A2, A3, B1 uses, and associated works.</p> <p>Officers introduced the report and referred members to the addendum sheet that had been circulated.</p> <p>Members were mindful of the benefits of natural light and questioned whether the Friends Meeting House would be overshadowed. Officers informed the Committee that this was not the case and the conservation officer had stated that the plans were not detrimental.</p> <p>The recommendation for approval was moved, seconded and on being put to the, vote was unanimously agreed.</p> <p><b>Resolved – That the application be approved, subject to the conditions and informatives set out in the officer's report and addendum sheet circulated at the meeting.</b></p>
26.	<p><b>FORMER RAF UXBRIDGE, HILLINGDON ROAD, UXBRIDGE - 585/APP/2013/759</b> <i>(Agenda Item 9)</i></p> <p>Reserved matters (appearance, landscaping, layout and scale) in compliance with conditions 2 and 3 for Infrastructure Phase, comprising detailed design of the new 'Spine Road' of planning permission ref: 585/APP/2009/2752 dated 18/01/2012 for a new mixed used development at St Andrews Park (Former RAF Uxbridge Site).</p> <p>Officers introduced the report and outlined details of the application.</p>

	<p>The recommendation for approval was moved, seconded and on being put to the, vote was unanimously agreed.</p> <p><b>Resolved - That the application be agreed as per the agenda.</b></p>
	<p>The meeting, which commenced at 6.00 pm, closed at 7.15 pm.</p>

These are the minutes of the above meeting. For more information on any of the resolutions please contact Danielle Watson on 01895 277488 . Circulation of these minutes is to Councillors, Officers, the Press and Members of the Public.