

## Minutes



**NORTH Planning Committee**

**5 December 2017**

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

	<p><b>Committee Members Present:</b> Councillors Eddie Lavery (Chairman), Jazz Dhillon, Jem Duducu, Raymond Graham, Henry Higgins, Manjit Khatra, John Oswell and Brian Stead (Reserve) (In place of Duncan Flynn)</p> <p><b>LBH Officers Present:</b> Glen Egan (Office Managing Partner - Legal Services), Edward Oteng (Major Applications Manager), James Rodger (Head of Planning and Enforcement), Luke Taylor (Democratic Services Officer) and Alan Tilly (Transport and Aviation Manager)</p>
119.	<p><b>APOLOGIES FOR ABSENCE</b> (<i>Agenda Item 1</i>)</p> <p>Apologies were received from Councillor John Morgan and Councillor Duncan Flynn, with Councillor Brian Stead substituting.</p>
120.	<p><b>DECLARATIONS OF INTEREST IN MATTERS COMING BEFORE THIS MEETING</b> (<i>Agenda Item 2</i>)</p> <p>There were no declarations of interest.</p>
121.	<p><b>TO SIGN AND RECEIVE THE MINUTES OF THE PREVIOUS MEETING</b> (<i>Agenda Item 3</i>)</p> <p><b>RESOLVED:</b> That the minutes from the meeting on 15 November 2017 were agreed as a correct record.</p>
122.	<p><b>MATTERS THAT HAVE BEEN NOTIFIED IN ADVANCE OR URGENT</b> (<i>Agenda Item 4</i>)</p> <p>None.</p>
123.	<p><b>TO CONFIRM THAT THE ITEMS OF BUSINESS MARKED PART 1 WILL BE CONSIDERED IN PUBLIC AND THAT THE ITEMS MARKED PART 2 WILL BE CONSIDERED IN PRIVATE</b> (<i>Agenda Item 5</i>)</p> <p>It was confirmed that all items would be considered in public.</p>
124.	<p><b>60 LONG LANE, ICKENHAM - 70282/APP/2017/3656</b> (<i>Agenda Item 6</i>)</p> <p><b>Two -storey detached building with habitable roof space to create eight two-bed flats with associated amenity space, parking and installation of vehicular crossover, involving demolition of existing dwelling house.</b></p>

Officers introduced the proposed development, which sought the demolition of the existing dwelling and erection of a two-storey building, with habitable roofspace, providing eight two-bed flats.

A petitioner spoke in objection to the application, noting that the bulk and size of the proposal were too large, and it included features that were out of keeping with the street scene. The Committee heard that residents believed the application was an overdevelopment in a Conservation Area, and would exacerbate traffic, parking and road safety issues in the area, as well as increasing noise and air pollution.

Members agreed that the application was out of keeping in the surrounding area, and noted that there were multiple reasons for refusal that were agreeable. The Committee moved, seconded, and unanimously agreed the officer's recommendation.

**RESOLVED: That the application was refused.**

125. **103 SHENLEY AVENUE, RUISLIP - 20004/APP/2017/2989** (*Agenda Item 7*)

**Two two-storey, four-bed, semi-detached dwellings with associated parking and amenity space and installation of two vehicular crossovers to front, involving demolition of existing bungalow.**

Members introduced the application, which sought two two-storey, four-bedroom, semi-detached dwellings, involving the demolition of the existing dwelling.

A petitioner spoke in objection to the application, stating that residents considered the application was an overdevelopment, intrusive and overbearing in the local area, and was out of keeping with the street scene.

The Committee also heard that the application was very similar to a previous application on the site that was withdrawn after officer's recommended it for refusal.

Officers confirmed that the previous application had an unacceptable parking layout, which has been revised in the new application as is to the satisfaction of the Council's Highways Engineer. The Committee also heard that the 45 degree line was no longer breached and complies with guidelines.

Members confirmed that they were sympathetic to residents who opposed the application, but noted that on merit, it was difficult to refuse the application. As such, the officer's recommendation was moved, seconded and unanimously agreed.

**RESOLVED: That the application was approved.**

The meeting, which commenced at 6.00 pm, closed at 6.28 pm.

These are the minutes of the above meeting. For more information on any of the resolutions please contact Luke Taylor on 01895 250 693. Circulation of these minutes is to Councillors, Officers, the Press and Members of the Public.

**The public part of this meeting was filmed live on the Council's YouTube Channel to increase transparency in decision-making, however these minutes remain the official and definitive record of proceedings.**