

Report of the Chairman on the work of the Planning Committee

1. The Planning Committee has met on three occasions since the previous report was prepared for the Council meeting. This report therefore gives an overview of the key items considered by the Committee at its meetings on 29 July, 26 August and 23 September 2015.
2. The July meeting dealt with 14 planning applications and one enforcement item. Public speaking took place on five items with eight people taking the opportunity to address the Committee. The key items considered by the Committee are set out below.
3. Planning application 14/01882/FUL related to Jewson Builders Merchant Moor Lane, Staines-upon-Thames. The application proposed the demolition of existing buildings and redevelopment of the site to provide 36 residential units comprising 25 houses (7no. 2 bed, 8 no. 3 bed and 10 no. 4 bed) and 11 flats (3 no. 1 bed and 8 no. 2 bed) together with associated accesses, car parking, amenity space and landscaping (renewal of planning permission 11/00941/FUL). The application was approved.
4. The next six applications all concerned the former Majestic House site, High Street, Staines-upon-Thames (15/00738/RVC, 15/00739/RVC, 15/00753/RVC, 15/00754/RVC, 15/00755/RVC and 15/00756/RVC). The proposals involved variations to planning permission 09/00566/OUT which was allowed on appeal in 2011 for the re-development of the Majestic House site. The Committee resolved to approve all six applications.
5. Planning application 15/00254/FUL and listed building application 15/00255/LBC related to Hithermoor Farm, 6 Farm Way, Stanwell Moor, Staines-upon-Thames. The proposals were for the:
 - (i) Conversion of 4 no. buildings and farmhouse to a hotel use;
 - (ii) Alterations and extensions to the external elevations, and the erection of a single storey canopy to the rear of the farmhouse;

Both applications were approved

6. Planning application 15/00559/FUL related to the St David's Health Centre Hadrian Way, Stanwell and proposed the demolition of existing buildings and the erection of 12 dwellings in a mix of 1 and 2 bedroom apartments and 2 and 3 bedroom houses, with associated landscaping, parking and accesses. The application was approved.
7. Planning application 15/00718/HOU concerned 21 Chesterfield Road, Ashford. It proposed an alteration to the roofline from that was previously approved under application 13/00769/HOU (not as had been constructed). The application was refused and enforcement action authorised.
8. The next item related to 108 The Avenue, Sunbury on Thames (15/00364/HOU). The application proposed the retention of a single storey side/rear extension following the demolition of the former side garage and was approved.

9. Planning application 15/00859/FUL related to the Courtyard, High Street, Staines-upon-Thames. It proposed the change of use of The Courtyard (Use Class B1a) to 17 residential dwellings (Use Class C3) comprising 16 no. 2-bed and 1 no 3-bed units, together with replacement windows and entrance doors, the provision of a new entrance feature, bin storage, cycle storage and the realignment of existing car parking spaces. The application was approved.
10. The last planning application on the agenda concerned 47 Queensway Sunbury on Thames (15/00863/HOU). The proposal was for the demolition of existing garage and erection of a part single storey/part two-storey side extension, two-storey rear extension and single storey front extension and was approved.
11. The enforcement item related to 33 School Road, Ashford and concerned the unauthorised use of an outbuilding for residential purposes. The Committee resolved to take enforcement action to secure the cessation of the unauthorised use.
12. The Planning Committee meeting on 26 August dealt with one planning application and two enforcement items. No public speaking took place. The key items considered by the Committee are set out below.
13. The first item, planning application 15/00511/HOU, related to Satsun, Park Road, Shepperton. The proposal was for the erection of rear extension following demolition of existing toilet and shower building (retrospective) and use of the buildings as a permanent residential dwelling. The application was refused permission and authorisation to take enforcement action was agreed.
14. The first enforcement item related to 22 Thames Meadow, Shepperton (15/00098/PLNCON). The breach of control concerned the use of the land for residential purposes and a storage facility. The Committee resolved to agree to take enforcement action to cease the unauthorised uses and to remove the unauthorised structures/storage.
15. The last item related to Beulah, Riverside, Shepperton and concerned the unauthorised use of barn for residential purposes comprising two units. The Committee resolved to agree to take enforcement action to ensure that the building is returned to its approved use as a garage.
16. The September meeting dealt with one enforcement item. Public speaking took place on this, with one person taking the opportunity to address the Committee. The item related to 72 Charles Road, Staines –upon-Thames and concerned the unauthorised use of an outbuilding for residential purposes. The Planning Committee resolved to agree to the taking of enforcement action to cease the unauthorised use.

Councillor Richard Smith-Ainsley

Chairman of the Planning Committee

22 October 2015