

Planning Appeals Received

9 June 2018 - 6 July 2018

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WINDSOR URBAN

The appeals listed below have been received by the Council and will be considered by the Planning Inspectorate. Should you wish to make additional/new comments in connection with an appeal you can do so on the Planning Inspectorate website at <https://acp.planninginspectorate.gov.uk/> please use the Plns reference number. If you do not have access to the Internet please write to the relevant address, shown below.

Enforcement appeals: The Planning Inspectorate, Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN

Other appeals: The Planning Inspectorate Temple Quay House, 2 The Square Bristol BS1 6PN

Ward:					
Parish:	Windsor Unparished				
Appeal Ref.:	18/60069/REF	Planning Ref.:	18/00818/FULL	Plns Ref.:	APP/T0355/D/18/3203466
Date Received:	11 June 2018	Comments Due:	Not Applicable		
Type:	Refusal	Appeal Type:	Householder		
Description:	Part single part two storey front extension and garage conversion following demolition of the existing first floor rear element				
Location:	39 Hemwood Road Windsor SL4 4YX				
Appellant:	Mrs Janet West c/o Agent: Mr Duncan Gibson Duncan Gibson Consultancy 74 Parsonage Lane Windsor SL4 5EN				
Ward:					
Parish:	Windsor Unparished				
Appeal Ref.:	18/60070/REF	Planning Ref.:	17/03354/FULL	Plns Ref.:	APP/T0355/D/18/3202265
Date Received:	11 June 2018	Comments Due:	Not Applicable		
Type:	Refusal	Appeal Type:	Householder		
Description:	Construction of rear dormer to extend existing loft conversion				
Location:	73 Grove Road Windsor SL4 1HT				
Appellant:	Mr Vilares c/o Agent: Mr Cameron Lloyd CAD UP Ltd Landmark House Station Road Hook RG27 9HA				
Ward:					
Parish:	Windsor Unparished				
Appeal Ref.:	18/60072/NONDET	Planning Ref.:	18/00095/FULL	Plns Ref.:	APP/T0355/W/18/3203764
Date Received:	15 June 2018	Comments Due:	27 July 2018		
Type:	Non-determination	Appeal Type:	Inquiry		
Description:	Demolition of the existing basement and concrete plinth above and erection of a building of between 1 and 7 storeys containing 217 residential apartments (Use Class C3), including a cafe (Use Class A3) measuring 146 sqm (GIA), car and cycle parking, plant enclosures, access improvements, service bay, drop off spaces, substation, and associated landscaping and open space; and a five storey building to provide 16,389sqm (GIA) of office floorspace (Use Class B1), together with ground level and basement car and cycle parking, service bay and associated landscaping				
Location:	Windsor Business Quarter 67 Alma Road Windsor				
Appellant:	Mr Doug Stewart c/o Agent: Mr Gary Stevens Barton Willmore LLP 7 Soho Square London W1D 3QB				

Ward:
Parish: Windsor Unparished
Appeal Ref.: 18/60074/REF **Planning Ref.:** 17/03690/CPD **Plns Ref.:** APP/T0355//X/18/3197572
Date Received: 22 June 2018 **Comments Due:** 3 August 2018
Type: Refusal **Appeal Type:** Written Representation
Description: Certificate of lawfulness to determine whether the proposed extension of the existing render is lawful
Location: **64 Clewer Park Windsor SL4 5HD**
Appellant: Mr And Mrs Bruggraber **c/o Agent:** Mr Marcus Sturney 14 Manor Road Windsor Berkshire SL4 5LP

Ward:
Parish: Datchet Parish
Appeal Ref.: 18/60075/ENF **Enforcement Ref.:** 17/50233/ENF **Plns Ref.:** APP/T0355/C/18/3202261
Date Received: 29 June 2018 **Comments Due:** 10 August 2018
Type: Enforcement Appeal **Appeal Type:** Written Representation
Description: Appeal against the Enforcement Notice: 1. Without planning permission the material change of use of the land from agricultural land (previously undeveloped grass land) to vehicle storage (airport parking). 2. Without planning permission the importation of materials, including but not limited to, shingle, brick rubble and geotextile matting, to form a hardstanding.
Location: **Land North of 2 And Rear of 2 To 36 Ditton Road Datchet Slough**
Appellant: Levi Loveridge **c/o Agent:** Mr Peter Alan Penn Projects Flat 5 The White House Market Place Chalfont St Peter Gerrards Cross SL9 9HE

Appeal Decision Report

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WINDSOR URBAN

Appeal Ref.: 18/60045/REF **Planning Ref.:** 17/03638/FULL **Plns Ref.:** APP/T0355/D/18/3196853

Appellant: Mr & Mr Beresford And Schneider 23 Grove Road Windsor SL4 1JE

Decision Type: Delegated **Officer Recommendation:** Refuse

Description: Single storey rear extension, first floor side/rear extension, new roof lights and alterations to fenestration following demolition of existing single storey rear element.

Location: **23 Grove Road Windsor SL4 1JE**

Appeal Decision: Dismissed **Decision Date:** 18 June 2018

Main Issue: The first floor extension would completely conceal the main and original rear elevation of the dwelling as well as the majority of the western elevation of the three storey outrigger, including the chimney attached thereto. The loss of the rear sash window would give rise to the removal of an historic feature resulting in harm to the non-designated heritage asset. The scale and design of the extension would dominate the rear elevation as well as giving rise to loss of architectural features.

Appeal Ref.: 18/60063/REF **Planning Ref.:** 17/03250/FULL **Plns Ref.:** APP/T0355/D/18/3197999

Appellant: Ms Samantha Tarling **c/o Agent:** Mr Barry Stacey Designed Images 23 Little Common Stanmore Middlesex HA7 3BZ

Decision Type: Delegated **Officer Recommendation:** Refuse

Description: Construction of Dropped Kerb

Location: **40 Haywards Mead Eton Wick Windsor SL4 6JN**

Appeal Decision: Dismissed **Decision Date:** 18 June 2018

Main Issue: Due to the lack of space within the sites curtilage and the narrow width of the new crossing, vehicles would not be able to turn around on site and leave in a forward gear; as such they would need to reverse onto the road causing delays, whilst reducing road safety for highways users. Additionally if a vehicle was to reverse into the site, to allow for leaving in a forward gear; the process would cause traffic build up and a hindrance to road users. It is therefore considered likely that the proposal would cause an additional obstruction to the free-flow of traffic and therefore give rise to conditions which would harm highway safety. Furthermore due to its siting in a relatively open, green and undeveloped part of the road; the new crossing would cause harm to the character of the surrounding area through development which results in the loss of important features which contribute to that character. For these reasons the proposal is considered to be contrary to Local Plan Policies DG1, T5 and the Highways Design Guidelines.

Appeal Ref.:	18/60061/REF	Planning Ref.:	17/03274/FULL	Plns Ref.:	APP/T0355/D/18/ 3198176
Appellant:	Mr Edward Harrison 57 Mill Lane Windsor SL4 5JQ				
Decision Type:	Delegated	Officer Recommendation:	Refuse		
Description:	Construction of rear dormer to facilitate loft conversion and installation of 3 x rooflights to front elevation				
Location:	57 Mill Lane Windsor SL4 5JQ				
Appeal Decision:	Dismissed	Decision Date:	18 June 2018		
Main Issue:	Due to its excessive size, unusual roof form comprising flat roof and gable elements, poor fenestration alignment and siting amongst a relatively unaltered terrace roofscape; the proposed dormer would cause significant harm to the character and appearance of the host dwelling and locality, contrary to Local Plan Policies DG1, H14, CA2 and Section 72(1) of the Planning (Listed Buildings and Conservation Areas) Act 1990.				
