

## Planning Appeals Received

02 August 2023 - 6 September 2023

### Maidenhead

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 PIn 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:** Maidenhead Unparished

**Appeal Ref.:** 23/60069/REF      **Planning Ref.:** 23/00039/FULL      **PIns Ref.:** APP/T0355/W/23/3320781

**Date Received:** 2 August 2023

**Comments Due:** 6 September 2023

**Type:** Refusal

**Appeal Type:** Written Representation

**Description:** Installation of 16no. solar panels to the existing roof.

**Location:** **3 The Hyde Ray Mill Road West Maidenhead SL6 8SD**

**Appellant:** Mr A Adnani **c/o Agent:** Mr Neil Langley 4 Ford Avenue North Wootton KING'S LYNN PE30 3QS

**Ward:**

**Parish:** Maidenhead Unparished

**Appeal Ref.:** 23/60070/REF      **Planning Ref.:** 23/00040/LBC      **PIns Ref.:** APP/T0355/Y/23/3320779

**Date Received:** 2 August 2023

**Comments Due:** 6 September 2023

**Type:** Refusal

**Appeal Type:** Written Representation

**Description:** Consent for the installation of 16no. solar panels to the existing roof.

**Location:** **3 The Hyde Ray Mill Road West Maidenhead SL6 8SD**

**Appellant:** Mr A Adnani **c/o Agent:** Mr Neil Langley 4 Ford Avenue North Wootton KING'S LYNN PE30 3QS

**Ward:**

**Parish:** Bray Parish

**Appeal Ref.:** 23/60071/REF      **Planning Ref.:** 22/03087/VAR      **PIns Ref.:** APP/T0355/W/23/3317877

**Date Received:** 8 August 2023

**Comments Due:** 12 September 2023

**Type:** Refusal

**Appeal Type:** Written Representation

**Description:** Variation (under Section 73A) of planning permission 14/00524/FULL (allowed on appeal) to vary the wording of Condition 2 (opening/closing times).

**Location:** **Herbies Pizza 79 Windsor Road Maidenhead SL6 2DN**

**Appellant:** Mr Singh **c/o Agent:** Ms Saima Iqbal 9 Norville Terrace LEEDS LS6 1BS

**Ward:**

**Parish:** Maidenhead Unparished

**Appeal Ref.:** 23/60073/REF      **Planning Ref.:** 22/02506/FULL      **PIns Ref.:** APP/T0355/W/23/3322129

**Date Received:** 10 August 2023

**Comments Due:** 14 September 2023

**Type:** Refusal

**Appeal Type:** Written Representation

**Description:** Construction of x5 dwellings with new access off The Avenue, following demolition of the existing dwelling and annexe.  
**Location:** **Culpeppers 53 Lower Cookham Road Maidenhead SL6 8JX**  
**Appellant:** Mr Siamak Chakeveh **c/o Agent:** Richard Cutler Cutler Architects 43 St. Mary's Street Wallingford OX10 0EU

**Ward:**  
**Parish:** Maidenhead Unparished  
**Appeal Ref.:** 23/60075/REF **Planning Ref.:** 23/01700/CPD **Plns Ref.:** APP/T0355/X/23/3328127  
**Date Received:** 25 August 2023 **Comments Due:** 6 October 2023  
**Type:** Refusal **Appeal Type:** Written Representation  
**Description:** Certificate of lawfulness to determine whether the proposed single storey side and two storey rear extension following demolition of existing element is lawful.  
**Location:** **Deep Hollow Golden Ball Lane Maidenhead SL6 6NW**  
**Appellant:** Anya Bailey **c/o Agent:** Mr Mumtaz Alam Cookham Design Partnership Tavistock House Waltham Road White Waltham Maidenhead SL6 3NH

## Appeal Decision Report

02 August 2023 - 6 September 2023

### Maidenhead

**Appeal Ref.:** 22/60082/REF **Planning Ref.:** 21/02331/OUT **Plns Ref.:** APP/T0355/W/22/3310141  
**Appellant:** David Howells **c/o Agent:** Boyer Planning Wokingham Crowthorne House Nine Mile Ride WOKINGHAM Berkshire RG40 3GZ  
**Decision Type:** Committee **Officer Recommendation:** Application Permitted  
**Description:** Outline application for Access, Appearance, Layout and Scale only to be considered at this stage with all other matters to be reserved for the erection of 8 dwellings.  
**Location:** **Station Court High Road Cookham Maidenhead SL6 9JF**  
**Appeal Decision:** Allowed **Decision Date:** 2 August 2023

#### Main Issue:

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**Appeal Ref.:** 23/60031/REF **Planning Ref.:** 22/00956/FULL **Plns Ref.:** APP/T0355/W/22/3310944  
**Appellant:** Mr Tim Watson 59 Windsor Road Maidenhead SL6 2DN  
**Decision Type:** Delegated **Officer Recommendation:** Refuse  
**Description:** New detached garage - retrospective.  
**Location:** **59 Windsor Road Maidenhead SL6 2DN**  
**Appeal Decision:** Dismissed **Decision Date:** 10 August 2023

#### Main Issue:

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**Appeal Ref.:** 23/60032/REF      **Planning Ref.:** 20/03149/OUT      **Plns Ref.:** APP/T0355/W/22/3313643  
**Appellant:** Shanly Homes Limited **c/o Agent:** Mrs Rosalind Gall Cheyenne House West Street Farnham Surrey GU9 7EQ  
**Decision Type:** Committee      **Officer Recommendation:** Defer and Delegate  
**Description:** Outline application for access, appearance, layout and scale only to be considered at this stage with all other matters to be reserved for the construction of 49 No. apartments with associated parking and landscaping following demolition of existing building.  
**Location:** **Maidenhead Spiritualist Church York Road Maidenhead SL6 1SH**  
**Appeal Decision:** Allowed      **Decision Date:** 24 August 2023

**Main Issue:**

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**Appeal Ref.:** 23/60036/REF      **Planning Ref.:** 22/01452/FULL      **Plns Ref.:** APP/T0355/W/23/3315239  
**Appellant:** Germain Homes Ltd C/o Agent  
**Decision Type:** Committee      **Officer Recommendation:** Application Permitted  
**Description:** x3 dwellings with associated parking and landscaping, following demolition of the existing dwellings.  
**Location:** **Briar Cottage And Holmwood Briar Glen Cookham Maidenhead**  
**Appeal Decision:** Dismissed      **Decision Date:** 9 August 2023

**Main Issue:**

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**Appeal Ref.:** 23/60049/REF      **Planning Ref.:** 22/01134/FULL      **Plns Ref.:** APP/T0355/D/22/3305862  
**Appellant:** Mr Waqas 80 Westborough Road Maidenhead SL6 4AS  
**Decision Type:** Delegated      **Officer Recommendation:** Refuse  
**Description:** Single storey side/rear extension, alterations to the roof to include; x1 side rooflight and x1 rear dormer, detached rear annexe and alterations to fenestration.  
**Location:** **80 Westborough Road Maidenhead SL6 4AS**  
**Appeal Decision:** Part Allowed      **Decision Date:** 3 August 2023

**Main Issue:** This appeal was part dismissed insofar as it relates to the alterations to the roof. The Inspector found that it would harm the character and appearance of the existing property. It would conflict with Local Plan Policy QP3, and Principle 10.5 of the Borough Wide Design Guide.. The appeal was part allowed insofar as it relates to the single storey rear extension, alterations to the fenestration and a detached rear annexe. The Inspector found that they would not harm the character and appearance of the property. The extension would not harm the neighbour in terms of light. Conditions added.

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