

# Gerrards Cross Town Council



South Lodge, East Common, Gerrards Cross SL9 7AD 01753 888018

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## Minutes of the Planning Committee meeting

### Monday 21<sup>st</sup> December 2020 at 7:00pm, comments submitted by email

Present: Cllrs J. Chhokar, H. Orme, J. Woolveridge, J. O'Keeffe, C. Brown, E. Surkovic, N. Barnett, I. Bayliss, J. Palmiero, T. Scott, A. Wood, P. Roberts

**1. To accept apologies for absence:**

**2. Declarations of interest:**

Agenda item 16 (PL/20/4086/FA) - Cllr J O'Keeffe declared an interest

**3. To consider the following 17 plans**

<b>21<sup>st</sup> December 2020</b> Application No.	Comment	Site	Proposal
<b>1/ PL/20/3041/FA Amendment</b>	No objection	32 Meadway Park SL9 7NN	Single storey front, part two storey/part first floor front/side/rear extension and changes to windows following demolition of conservatory  Amended plans and change to description

<p><b>2/ PL/20/3165/FA Amendment</b></p>	<p>In addition to comments submitted on 23<sup>rd</sup> November 2020 (see below), Council requests that new plans are submitted to make clear exactly what mitigations are being included for the air-conditioning noise. Council requests that, if the application is approved, a condition is applied to ensure that the recommended steps are taken to reduce noise from the air-con units and that a post-installation report is done as part of the new approval to ensure the noise levels are acceptable.</p> <p><i>Comments from 23<sup>rd</sup> November 2020: Council objects to this planning application which it considers to be contrary to policies EP3 and H9 of the Local Plan. The increase in scale and bulk of the proposed dwelling is out-of-keeping with the surrounding properties. The placement of air-conditioning units is such that neighbour at No.15 will be subjected to high levels of noise pollution and exhaust fumes due to the ducting from the units onto their patio. Council is concerned about the amount of boundary screening that has already been removed and that there is no plan for replanting. The work which is planned with regard to the relocating of the major electrical cable will cause considerable damage to the roots of trees on both the development site and the neighbour's property. Council is concerned that the</i></p>	<p>The Middlewood 17 Dukes Wood Drive SL9 7LJ</p>	<p>Replacement dwelling house and associated landscaping</p> <p>Noise survey submitted</p>
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	<i>tree locations have not been accurately represented on the plans and asks the Tree Officer to investigate.</i>		
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<b>3/ PL/20/3335/FA Amendment</b>	Council recognises that the amendment with a revised orientation of the proposed outbuilding is an improvement but Council's objection remains regarding the lack of regard for tree protection and that there is still no landscaping/replanting scheme. Council requests that the Tree Officer investigates.	Garden Cottage 54 Fulmer Drive SL9 7HL	Outbuilding  Revised orientation of proposed outbuilding
<b>4/ PL/20/3403/FA Amendment</b>	No objection	Iverna 37 Camp Road SL9 7PG	Demolition of existing house and construction of replacement house with attached garage  Amended plans received
<b>5/ PL/20/3851/TP</b>	No objection	4,5,6 & 8 Latchmoor Grove (land fronting) SL9 8LN	Limes (T1, T2, T3, T4, T5 & T6) – re-pollarding (SBDC TPO No.8, 1993 and SBDC TPO No.12, 2013)
<b>6/ PL/20/3986/TP</b>	No objection	8 Latchmoor Grove SL9 8LN	T1 Beech - crown lift to 6m, crown reduction of 2m (on road side of the tree to clear utility cables) (SBDC TPO No.8 1993)
<b>7/ PL/20/4152/KA</b>	No objection	8 Latchmoor Grove SL9 8LN	T2 Beech - crown reduction by 2m, raise low branches up to 5m (GX Centenary Conservation Area)

<p><b>8/ PL/20/3946/PNO</b></p>	<p>No objection</p>	<p>First Floor 38 Packhorse Road SL9 8EB</p>	<p>Prior Notification under Class O of Part 3, Schedule 2 of the Town and Country Planning (Gen. Permitted Devlpt.) (England) Order 2015 - Change of use from Offices (B1) to 4 dwellings (Use Class C3)</p>
<p><b>9/ PL/20/3948/FA</b></p>	<p>No objection</p>	<p>Delphi 14 Beech Way SL9 8BL</p>	<p>Part single storey, part two storey rear extension, basement extension, roof extension (height), 3 front and 1 rear dormer windows and 3 side roof lights</p>
<p><b>10/ PL/20/3956/KA</b></p>	<p>No objection</p>	<p>Langdale 15 Layters Way SL9 7QZ</p>	<p>T1 Sycamore - crown reduce by approx. 4m and spread by 2.5m; G1 4x Cypress - fell and grind out stump (GX Centenary Conservation Area)</p>
<p><b>11/ PL/20/3976/TP</b></p>	<p>No objection</p>	<p>60 High Beeches SL9 7HY</p>	<p>T1 Oak - section fell; T2 Oak - tip reduce whole crown area by 2.5m (SBDC TPO No.36, 2009)</p>
<p><b>12/ PL/20/3983/FA</b></p>	<p>No objection provided that the Tree Officer is satisfied that necessary steps are to be taken to protect TPO'd trees.</p>	<p>8 Portland Park SL9 7PX</p>	<p>Part two storey, part single storey, garage conversion to living space and changes to windows at side elevation</p>

<p><b>13/ PL/20/4003/SA</b></p>	<p>No objection</p>	<p>Fox Run 19 Woodhill Avenue SL9 8DP</p>	<p>Certificate of Lawfulness for proposed detached double garage</p>
<p><b>14/ PL/20/4043/FA</b></p>	<p>No objection</p>	<p>15 Dukes Wood Drive SL9 7LJ</p>	<p>Single storey rear/side extension and changes to windows and doors</p>
<p><b>15/ PL/20/4047/FA</b></p>	<p>No objection provided the Tree Officer is satisfied. A condition should be sought that boundary screening is retained. Given that this is a larger extension than previously approved, Council should be satisfied that the neighbours will not be adversely affected and that side windows should be constructed with frosted glass.</p>	<p>57 Dukes Wood Drive SL9 7LJ</p>	<p>Part two-storey, part single-storey side and rear and two-storey front extensions and a loft conversion</p>

<p><b>16/ PL/20/4086/FA</b></p>	<p><i>Cllr J. O’Keeffe declared an interest and made no contribution to Council’s comment.</i></p> <p>Council objects to this application which it considers to be contrary to policy EP3 of the Local Plan. The proposed detached garage represents overdevelopment based on the size of the plot and its placement in front of the property, with a very tall roof with high eaves, is out-of-keeping with the street scene. Approval of this garage, as planned, could set a precedent for similar applications. The limited space on the drive will mean that cars will need to reverse out onto the busy road.</p>	<p>Holly Cottage 10 South Park Crescent SL9 8HJ</p>	<p>Erection of detached garage with bin store and alterations to driveway</p>
<p><b>17/ For info PL/20/4140/CONDA</b></p>		<p>Clusters 11 South Park Crescent SL9 8HJ</p>	<p>Approval of Condition 4 (landscaping) on planning permission PL/19/1404/FA (Construction of one apartment block comprising six flats and basement parking)</p>

**Planning Committee members – All Councillors. Date of next meeting 11<sup>th</sup> January 2001**

Signed .....

Date .....