

HENLEY ON THAMES TOWN COUNCIL

MINUTES OF THE PLANNING  
COMMITTEE HELD ON  
TUESDAY 3 JUNE 2014  
AT 7.00PM IN THE COUNCIL  
CHAMBER, TOWN HALL,  
HENLEY ON THAMES.

**Present:** Councillor D Hinke, Chairman  
Councillor M Akehurst, Mayor Ex Officio, Deputy Chairman  
Councillor D Clenshaw  
Councillor Miss S Evans  
Councillor Miss L Hillier  
Councillor Mrs E Hodgkin  
Councillor D Silvester  
Councillor Mrs J Wood, Deputy Mayor, Ex Officio

**In Attendance:** Mrs N Taylor – Senior Committee Administrator  
Mrs B Walker – Committee Administrator / Minute Taker  
Councillor S Gawrysiak  
Councillor L Hinton

**Also Present:** 1 Member of the Press  
2 Member of the Public

17. **TO RECEIVE APOLOGIES FOR ABSENCE**

Apologies for absence were received from Councillor Ms L Meachin.

18. **DECLARATIONS OF INTEREST**

The following declaration of interest was received : Councillor E Hodgkin  
– P14/S1424/FUL – 33 Nicholas Road– Personal – Near neighbour of the  
applicant. – P14/S1456/HH – 49 Valley Road – Known to applicant.

19. **PUBLIC PARTICIPATION**

None received.

20. **MINUTES**

The Minutes of the Meeting of the Planning Committee held on 13 May  
2014 were approved and signed as a true record by the Chairman,  
Councillor D Hinke.

Councillor Mrs E Hodgkin abstained from voting on all applications in North  
Ward.

Councillor Mrs J Wood abstained from voting on all applications.

Councillor Ms L Hillier entered meeting at 7.05pm

21. **PLANS (Amended)**

**P13/S1568/FUL**     **53 – 55 Kings Road** (Minor – North Ward – JB, EH)  
Erection of a three-storey 3-bedroom house with vehicular access and parking. (Position of dwelling and parking area altered and replacement tree planting as shown on amended plans received 15th May 2014)

For: Mr K Pearce

HTC Observation     05.07.13 – Recommend Refusal. The Committee noted the comment regarding the poor air quality along Kings Road. The location of the proposal is inappropriate with access directly onto the roundabout and is overdevelopment of the site resulting in a loss of a green space and local amenity. There are also trees in the location that would be damaged by the application. Parking at the site would be insufficient for the proposal.

**OBSERVATION:**     **Recommend Refusal. This proposal is unneighbourly due to :**  
**Possible privacy issues with numbers 53 and 55**  
**Loss of green space in what is an already a dense building area.**  
**The design is poor and using up this space is detrimental to the street scene.**  
**Possible access issues on a dangerous corner.**

**P14/S0949/HH**     **84 West Street** (Other – North Ward – JB, EH)  
Demolition of existing single storey rear extension. Construction of new single storey rear extension. Alterations to windows to front and rear of property to reinstate original features. (As amended by drawing No.1118/A/002 Rev B accompanying Agents email dated 21/05/14).

For: Ms C Mullins

HTC Observation     25.04.14 – Recommend Approval. The design is sympathetic to the original building and the reinstatement of the original features including the timber framed windows will be an improvement.

**OBSERVATION:**     **Recommend Approval.**

**P14/S0950/LB**      **84 West Street** (Other – North Ward – JB, EH)  
Demolition of existing single storey rear extension.  
Construction of new single storey rear extension.  
Alterations to windows to front and rear of property to  
reinstate original features. (As amended by drawing  
No.1118/A/002 Rev B accompanying Agents email  
dated 21/05/14).  
For: Ms C Mullins

HTC Observation      25.04.14 – Recommend Approval. The design is  
sympathetic to the original building and the  
reinstatement of the original features including the  
timber framed windows will be an improvement.

**OBSERVATION:**      **Recommend Approval.**

22.      **PLANS (New)**  
**P14/S1320/HH**      **21 Manor Road** (Other – South Ward – JW, WH)  
Erection of first floor extension over the existing  
garage, conversion of the existing double garage to  
habitable room and re-roofing and remodelling of the  
existing rear single storey flat roofs.  
For: Mr N Mason

**OBSERVATION:**      **Recommend Refusal. This proposal is  
unneighbourly as it is overdevelopment of the site  
due to its bulk in relationship to other houses.  
There is particular concern as to the height of the  
proposed wall next to number 19 as it will block  
light into their living room. There was some  
concern as to how this contemporary house  
would blend into the street scene.**

**P14/S1340/FUL**      **Burbank House, Peppard Lane** (Minor – South  
Ward – JW, WH)  
Demolition of existing dwelling and garage, and  
replacement with two-storey 4-bedroom dwelling and  
detached double garage and construction of new  
vehicular entrance.  
For: Mr & Mrs Smith

**OBSERVATION:**      **Recommend Approval. The Committee requests  
the footpath remains open during the works**

**P14/S1393/HH**      **62 Valley Road** (Other – North Ward – JB, EH)  
Remove windows to rear elevation and insert doors.  
For: Mrs A Oliver

**OBSERVATION:**      **Recommend Approval**

- P14/S1400/FUL**      **The Maltings, Hart Street** (Other – North Ward – JB, EH)  
 Internal and external alterations to facilitate the conversion of vacant light industrial building to form an A1 retail unit with ancillary office and storage accommodation, including the provision of new mezzanine storage areas in roof void.  
 For: Hart St Maltings Ltd
- OBSERVATION:**      **Recommend Approval subject to Conservation Officer approval. The Committee raised concerns regarding a tie - beam in the roof being raised by it being cut. This is being done to raise the ceiling height but it could have serious implications on the structure of the roof and its joists.**
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- P14/S1401/LB**      **The Maltings, Hart Street** (Other – North Ward – JB, EH)  
 Internal and external alterations to facilitate the conversion of vacant light industrial building to form an A1 retail unit with ancillary office and storage accommodation, including the provision of new mezzanine storage areas in roof void.  
 For: Hart St Maltings Ltd
- OBSERVATION:**      **Recommend Approval subject to Conservation Officer approval. The Committee raised concerns regarding a tie - beam in the roof being raised by it being cut. This is being done to raise the ceiling height but it could have serious implications on the structure of the roof and its joists.**
- 
- P14/S1424/FUL**      **33 Nicholas Road** (Other –South Ward – JW, WH)  
 Erection of single storey detached dwelling following demolition of existing.  
 For: Mr D Wood
- OBSERVATION:**      **Recommend Approval.**
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- P14/S1456/HH**      **49 Valley Road** (Other – North Ward – JB EH)  
 Installation of wooden decking on pillars at the rear of back garden adjacent to rear boundary incorporating a fence on all 3 sides and retention of present boundary fence.  
 For: Mr J Ralph
- OBSERVATION:**      **Recommend Approval.**
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- P14/S1459/HH**      **3 Thorne Close** (Other – South Ward – JW, WH)  
 Erection of two storey rear extension.  
 For: Mr & Mrs M Chappell
- OBSERVATION:**      **Recommend Approval.**

**P14/S1534/FUL**     **50 Bell Street** (Minor – North Ward – JB, EH)  
Proposed repair and restoration of existing kitchen  
and restaurant including the erection of a small glass  
link between the two main buildings.  
For: Mr F Terrinoni

**OBSERVATION:**     **Recommend Approval. This application is a  
sensible use of area.**

**P14/S1535/LB**     **50 Bell Street** (Other – North Ward – JB, EH)  
Proposed repair and restoration of existing kitchen  
and restaurant including the erection of a small glass  
link between the two main buildings.  
For: Mr F Terrinoni

**OBSERVATION:**     **Recommend Approval. This application is a  
sensible use of area.**

**23.     OBJECTIONS / CALL IN APPLICATIONS**

The Committee considered which Councillor should speak at the South  
Oxfordshire District Council's Planning Committee meeting in the event of an  
objection and it was **RESOLVED**

**That Councillor D Hinke attends the South Oxfordshire District  
Council Planning meeting on behalf of the Henley Town Council for  
application P14/S1568/FUL – 53 – 55 Kings Road.**

**24.     DECISION NOTICES**

**The Committee noted** the decision notices received from SODC.

**25.     PLANNING APPEAL DECISION NOTIFICATION**

**The Committee noted** Planning Appeal Decision notification for  
**P13/S2846/HH 3 Newtown Gardens, Henley RG9 1EH**

**26.     CHANGE OF PROPERTY ALIAS NAME**

**The Committee noted** the change of alias property name from Petaluma  
to Lenthall House, 10a Rotherfield Road, Henley on Thames, RG9 1NN

The meeting closed at 7.25pm