

PLANNING COMMITTEE

1st April 2015

THE FOLLOWING ALTERATIONS AND AMENDMENTS HAVE BEEN
RECEIVED SINCE THE PLANNING OFFICER'S REPORT WAS
PRESENTED TO MEMBERS

S/00539/001 - Car Park, Alpha Street North, Slough, SL1 1RA

The applicant's have provided amended plans with regards to the highways and transport issues that have been raised to overcome the following issues:

- Ground floor parking from Herschel Street has been omitted.
- Bike parking has been revised.
- Car Parking Visibility splay 2.4m x 2.4m has been indicated.
- Sliding see through gate has been added to Ground Floor parking.
- Parking Bays has been revised.

In order to further reduce the chance of overlooking for neighbouring properties fenestration changes have been requested in order to provide the proposed flats views away from the neighbouring properties.

The following condition will be added to any permission:

Three pin charging points shall be provided to the parking spaces of the development hereby approved

REASON: To allow for the charging of electric vehicles and improve air quality in accordance with core policy 8 of the Slough Local Development Framework Core Strategy 2006-2026 Development Plan Document.

Change to the officer recommendation as follows:

**DELEGATE TO THE PLANNING MANAGER FOR MINOR DESIGN CHANGES,
COMPLETION OF AN UNDERTAKING TO SECURE A FUTURE SECTION 106 AGREEMENT
FINALISING CONDITIONS AND FINAL DETERMINATION.**

P/00176/033 - 392 Bath Road

Consultation

Comments have been received from Environmental Quality.

It has been recommended that a noise management plan is submitted. Condition 14 would require the submission of a noise management plan and this has therefore been addressed.

With regard to plant, it is recommended that this is conditioned to require details to be submitted to the Local Planning Authority prior to the commencement of the development. A further condition is therefore recommended as follows to address this:

Prior to the commencement of the development hereby approved, details of all plant and machinery to include times of operation shall be submitted to the Local Planning Authority for approval in writing. The details shall include an assessment of the plant and machinery undertaken in compliance with BS4142:2014. Once approved, the approved details shall be implemented on site and not subsequently altered without the prior permission of the Local Planning Authority.

REASON To protect local residents from nuisance caused by excessive noise in accordance with Core Policies 6 and 8 of The Slough Local Development Framework, Core Strategy 2006-2026, Development Plan Document, December 2008.

Further Information

The applicant has submitted a further statement to support the application:

“In response to the objections raised by the resident, we wish to state that potential impact on neighbours has been diligently addressed by engaging with Slough Borough Council’s Planning Department at pre-application stage and by procuring specialist advice and reports that have been submitted in support of the application. These have been duly considered, and as highlighted in the officer’s report, properly address the concerns raised in the objection. We would ensure all the recommendations and conditions for the development will be implemented and discharged in accordance with the Council’s Approval process.”

NO CHANGE TO RECOMMENDATION

P/12934/009 - Theale, Old Bath Road, Colnbrook

Members are advised that revised plans have been submitted to address a number of concerns raised by the transport and highways engineers, which required improvements to pedestrian access, parking layout, refuse and cycle parking. These matters are now satisfactorily addressed.

Following the submission of amended plans to show a re-siting of the rearward block to improve its relationship with the neighbouring Lanz site to the south, there are some outstanding issues relating to window positions and separation distances within the development which require further resolution.

There is a change to the recommendation:

DELEGATE TO THE PLANNING MANAGER FOR MINOR DESIGN CHANGES, RESOLUTION OF OUTSTANDING DRAINAGE ISSUES, COMPLETION OF A SECTION 106 AGREEMENT, FINALISING CONDITIONS AND FINAL DETERMINATION.