

**Runnymede Borough Council**

**PLANNING COMMITTEE**

**Wednesday 5th August 2009 at 7.30pm**

**A D D E N D U M**

**PLANNING APPLICATIONS**

1. Page 23 **Land At Arndale Way Car Park, Church Road, Egham – RU.09/0033**
- Recommendation:** Revise Condition 12, page 23:  
First Line - delete: 'Prior to' and insert 'Within 6 months of'
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2. Page 41 **Land Adjacent to Lime Lodge, Tite Hill, Englefield Green – RU.09/0418**
- Planning Considerations:** Second sentence of para 5.13 is deleted.
- The last sentence of para 5.14 should be amended to read:
- 'The Legal Agreement would include a clause to review the situation. This clause will state that if the construction of the affordable housing has not been substantially commenced within fifteen months, the owner will submit a further financial viability of the development and if the scheme viability improves, the owner will pay a capital 'commuted payment'. This commuted payment would be in addition to the provision of the 3 no. affordable housing units already agreed. The amount would be agreed between the owner and the Council with an independent valuer appointed if there is no agreement.'
- The first two sentences of para 5.15 are incorrect and should be amended to read:
- 'Regarding tenure the owner will provide the 3 properties for sale at 50% shared ownership with no rent on the remaining share and with restricted service charges. The preferred tenure by the Housing Department would be social rented, but intermediate rented meets an identified need and has been negotiated in this case following the financial viability.'
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2. Page 70 **Land Between 11 and 12 The Lea, Thorpe – RU.09-0518**
- Recommendation:** Add new condition:

C022 – (obscurely glazed windows on stairwell and ensuite window – see para 5.6, page 68) – insert 'southern flank'

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3. **Page 74** **Addlestone Service Station, Chertsey Road, Addlestone**
- Consultations** One additional letter of objection has been received, summarised as follows:
- Do not object in principle but consider siting of equipment and materials has not been thought about
  - Object to positioning of jet wash and vacuum point, parking and rear air conditioning units which will be close to No. 4 Dudley Close which will cause noise and disturbance.
  - Dudley Close has several elderly residents and families who do not need extra noise
- Comment The Environmental Protection Officer raises no objection subject to additional acoustic screening.
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4. **Page 83** **Rivers Edge, Laleham Reach, Chertsey – RU.09/0524**
- Site:** Delete last sentence of paragraph 1.1 and add:
- "In addition there are two detached buildings currently under construction on the site and two wooden summerhouses/shed buildings in existence."
- Consultations:** Comments have been received from the Environment Agency. They raise no objections subject to conditions to remove permitted development rights and to maintain the underfloor voids as open areas.
- Comments have been received from Spelthorne Borough Council who raise no objections to the proposed development.
- Recommendation:** Add the following informatives:
1. The applicant is advised that this permission has been amended since the proposal was originally submitted to the Local Planning Authority. The approved drawing numbers are set out on this decision notice.
  2. The applicant is advised that this planning permission does not convey the right to enter onto or build on land not within his ownership.
  3. The applicant's attention is drawn to the Party Wall Act 1996 which sets out requirements for notice to be given to relevant adjoining owners of intended works on a shared wall, on a boundary or if excavations are to be carried out near a neighbouring building.
- Amend Condition 6 from drawing no. '208/P/04A' to '208/P/04B' and from '208/P/06B' to '208/P/06C'

Amend Condition 12 from standard condition 187 to standard condition 186.

Amend Condition 13 from drawing no. '208/P/06B' to '208/P/06C'

Amend approved drawing numbers as follows:

Delete '06A' and add '06C received on 27/7/09'

Amend '05' to '05A'

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## A G E N D A I T E M S

1. **Item 7 Page 6** **Thames Basin Heaths Special Protection Area: Access Management And Monitoring**

Change to Paragraph 1.1

- Confirm the collection of an access management and monitoring contribution from all housing development within the zone of influence of the Thames Basin Heaths Special Protection Area (TBHSPA) (subject to the other affected local authorities being able to commence collection of these contributions from this date);
- Reintroduce the 5km straight line distance from the TBHSPA as the zone of influence within which mitigation from new residential development is required and enact this from the 1<sup>st</sup> November 2009.

Change to Paragraph 3 .10

First sentence to read

“It is suggested that this change and the collection of Access Management and Monitoring money is enacted from the 1 November 2009 (the collection of the monies from this date will be subject to the other affected local authorities being able to commence collection of these contributions from this date).”

Change to recommendation

- (i) the Council seek an additional £630 from every additional new house within the zone of influence of the Thames Basin Heaths Special Protection Area towards access management and monitoring to be collected by the 1 November 2009 (subject to the other affected local authorities being able to commence collection of these contributions from this date); and
- (ii) the Council revert to the 5km straight line distance from the TBHSPA as the zone of influence replacing the current 5.2km driving distance and enact this from the 1<sup>st</sup> November 2009.

2. **Item 9 Page 14** **40 Crockford Park Road, Addlestone**

**Reason for Issuing**

**Enforcement Notices:** In Reason 2 the saved Local Plan Policy referred to in the reason should be saved Policy GB1 instead of saved Policy GB6 as detailed.

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P.T.O.

# APPENDICES

**Appendix I**

(Applications determined by DTS)

**Page 30**

RU.09/0397 - 345 Stroude Road, Virginia Water