

Supplementary Information Planning Committee on 26 August, 2015

Agenda Item 07

Case No. 15/2093

Location 66 Llanover Road, Wembley, HA9 7LT
Description Erection of a 2 storey 3 bedroom house to the rear of 66 Llanover Road, fronting Pembroke Road including the provision of off street car park and bin store

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Members visited the site on Saturday. Clarification was sought on the size of the sites created as a result of the proposal which is set out below.

- The size of the resultant plot for No. 66 Llanover Road will be 176sqm with a rear amenity area of 74sqm and a front garden of 32sqm.
- The size of the plot created for the new dwelling would be 175sqm with a rear amenity area of 63sqm and a front garden of 42sqm.

Additional recommended condition relating to parking:

Due to the approved extension at No. 66 Llanover Road not allowing for a full size car parking space, a condition is required to ensure that the proposed parking space is permanently in place to ensure sufficient parking remains on that site.

Condition:

The development shall not be occupied until the car parking and turning areas for both properties shown on the approved plan have been constructed, surfaced and permanently marked out. The car parking shall be retained thereafter.

Reason: To ensure adequate parking provision at all times so that the development does not prejudice the free flow of traffic or the conditions of general safety along the adjacent highway, or the amenities and convenience of existing local residents.

Recommendation: Approval, subject to the above condition and those on the decision notice.

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