



Planning Committee - Supplementary

Tuesday, 8 June 2010 at 7.00 pm

Committee Rooms 1, 2 and 3, Brent Town Hall, Forty Lane, Wembley, HA9 9HD

Membership:

Members

Councillors:

R Patel (Chair)
Sheth (Vice-Chair)
Adeyeye
Baker
Cummins
Daly
Hashmi
Hossain
Kataria
McLennan
CJ Patel

first alternates

Councillors:

Kabir
Mistry
Long
Steel
Cheese
Naheerathan
Castle
Thomas
Oladapo
J Moher
Lorber

second alternates

Councillors:

Kataria
Mitchell
Mashari
HM Patel
Allie
Ogunro
Clues
Van Kalwala
Powney
Moloney
Castle

For further information contact: Joe Kwateng, Democratic Services Officer, 020 8937 1354

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www.brent.gov.uk/committees

The press and public are welcome to attend this meeting

Members' briefing will take place at 6.15pm in Committee Room 4

Agenda

Introductions, if appropriate.

Apologies for absence and clarification of alternate members

ITEM	WARD	PAGE
8. 90 Regal Way, Harrow, HA3 0RY (Ref. 10/0305)	Kenton;	1 - 2

**Supplementary Information
Planning Committee on 8 June, 2010**

Item No. 8
Case No. 10/0305

Location 90 Regal Way, Harrow, HA3 0RY
Description Demolition of attached garage and erection of a single and two storey side extension, a single and two storey rear extension, installation of 1 front, 1 side and 1 rear rooflight and a rear dormer window to dwellinghouse (revised)

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A further objection has been received from the neighbouring residents at 88 Regal Way, who have made a previous objection on different grounds, detailed in the main report. The objections are as follows:

1. The proposed side extension will close the gap of semi-detached house effect into a terraced house effect;
2. The proposed extensions will have a bulky appearance and unsightly construction and will block sunlight to neighbouring house;
3. It will cause loss of privacy as too many roof windows will be visible;
4. The proposed extensions will dwarf our house in overall appearance which is a drawback on the value of neighbouring property;
5. The proposed extensions will not be in character with the locality.

As discussed in the main report, the proposal complies with SPG5 (altering and extending your home) guidance for domestic extensions. This guidance routinely supports two storey side extensions up to a joint boundary as well as two storey rear projections. However the scale of such extensions is clearly controlled by SPG5 to limit the impact on neighbours and the character of the area. The objectors have suggested an alternative proposal, however it is not appropriate to consider such a proposal from a third party - the current application must be determined on its own merits.

Recommendation: Remains Approval.

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