

Agenda Item 04

Supplementary Information Planning Committee on 15 August, 2018

Case No. 18/0752

Location	All Units at Afrex House, Beresford Avenue, Wembley, HA0 1NX
Description	Demolition of existing buildings at Afrex House, and redevelopment to provide a residential development of 3-5 storeys for 31 residential units (9 x 1bed, 18 x 2 bed, 4 x 3 bed), creation of public realm and alterations, landscaped amenity space, car and cycle parking and all associated works.

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Amendments to floor plans

Minor amendments have been made to the ground to fourth floor plans. These show very slight changes to the position of a few windows and insertion of windows along the elevation facing the canal and Grand Union Canal Walk. The amendments to the plan are minor to accurately reflect the submitted elevations and do not material alter the scheme to warrant public re-consultation. In light of these changes, it is recommended that condition 2 is updated to alter the following plan numbers (change in italic):

00-DR-A-3_03-001 Rev D0-2 "Proposed Ground Floor Plan"
01-DR-A-3_03-001 Rev D0-2 "Proposed First Floor Plan"
02-DR-A-3_03-001 Rev D0-2 "Proposed Second Floor Plan"
03-DR-A-3_03-001 Rev D0-2 "Proposed Third Floor Plan"
04-DR-A-3_03-001 Rev D0-2 "Proposed Fourth Floor Plan"

The Design and Access Statement was also updated to reflect the changes within the floor plans. The updated Design and Access Statement should read as follows:

Design and Access Statement (Rev D0-2), prepared by Broadway Malyan, submitted 14th February 2018

Correction to plan numbers (condition 2)

The following minor changes are required to condition 2. These essentially relate to missing wording on the plans or not included on the list of supporting documents

Flood Risk and *Drainage Assessment*, Prepared By Roger Cory Partnership, dated August 2016
Proposed Section A and B: *ZZ-DR-A-3_04-001 Rev D0-1*
Proposed Section C: *ZZ-DR-A-3_04-002 Rev D0-1*
Proposed Roof Plan: *05-DR-A-3_03-001 Rev D0-1*

Supporting documents:

Soft Landscape Specification document, prepared by ACD
Travel Plan, prepared by Phil Jones Associates, dated February 2018

Recommendation: Remains approval subject to conditions as set out within the main committee report and minor changes to condition 2 as set out above, and completion of satisfactory Section 106 Agreement.

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