

The Henley Society (Planning)
c/o 91 St Marks Road
Henley-on-Thames
Oxfordshire
RG9 1LP

5 March 2013

The Planning Manager (Southern Area), S.O.D.C.
Benson Lane,
Crowmarsh Gifford,
Wallingford, OX10 8NJ

Dear Sir/Madam

HENLEY SOCIETY COMMENTS ON PLANNING APPLICATIONS

The Society's comments on planning applications considered recently are as follows.

- 1. P12/S2946 (amended) – 44 Berkshire Road. Single and two-storey extensions.** Despite some reduction in scale, we are still concerned about the impact on neighbouring properties.
- 2. P12/S3044 (amended) – 43B St Andrews Road. Front and rear two-storey extensions, single front extension and garage extension.** Despite the amendment, we maintain our previous comments.
- 3. P13/S0128/LB - 1 River Terrace. Internal changes. Change front door.** The application contains conflicting statements: (1) "changes proposed are all internal" and (2) "change front door". As this building is listed, any change to the front door should be in traditional design and in keeping with the style of the terrace.
- 4. P13/S0158/HH – Frythberg, Green Lane. First floor extension over double garage and single storey side extension.** We are concerned that the size of these extensions results in undue massing of the front elevation and detracts substantially from the original design.
- 5. P13/S0180/LB – Ashton House, 18 Church Street. Replacement of two first floor windows on north elevation.** The documents included with this application indicate that the material of the windows is intended to be, variously, steel, aluminium and hardwood. Which was the most recent choice is unclear. The intended design of the windows is also uncertain. We strongly recommend that the advice given in the letter by John Fisher is followed, viz timber framing in a traditional sash design.

6. **P13/S0212 – 57 St Andrews Road. Demolition of conservatory. Erection of single and two-storey extensions with loft conversion.** The proposed dormer windows in the roof would detract from the appearance of the rear elevation and we suggest that, if they are permitted, they should be smaller and with pitched roofs.
7. **P13/S0256/A and S0258/LB – 44 Hart Street. 1 projecting sign, 1 panel sign.** In our opinion, it would be preferable to use the fascia rather than the proposed vertical panel for signage, and to use a less strident colour.
8. **P13/S0263/HH - 184 Greys Road. Single storey and two storey extensions and alterations.** In order to retain the character of this and similar areas with substantial detached properties, extensions should not result in the front elevation of the house occupying the whole width of the plot.
9. **P13/S0422/FUL and S0423/LB – North Lea House, 66 Northfield End. Change of use to residential, including new rear single storey conservatory and internal alterations. Erection of new garage and store.** We support the conversion to residential use but are concerned about the garage building, in that the proposed material for its construction is out of keeping with the character of the house and that it is too close to the front boundary of the property.

We have no objection to, or comments on, the following applications:

P12/S2992/FUL and S2993/LB (amended) – Northfield House, 11 Northfield End. Alterations with garage/store.

P12/S2989/HH (amended) – 28 Western Road. Alterations and extension. *Subject to the views of neighbours.*

P13/S0100/HH – 10 Knappe Close. Garage conversion.

P13/S0120/HH – Westfield House, Pack and Prime Lane. Rear extension etc.

P13/S0179/HH – 2 St Andrews Road. Single storey rear extension and two-storey side extension.

P13/S0215/HH – 194 Greys Road. Front and rear extension; re-siting of garage.

P13/S0265/HH – Myrtle, Badgemore Lane. Front porch and rear extension.

P13/S0290/HH – 32 Vicarage Road. Single storey rear extension.

P13/S0291/HH – 3 Kings Road. Single storey rear extension and loft conversion.

P13/S0305/HH and S0306/LB – Longlands House, 39 Hart Street. Single storey bathroom extension.

P13/S0354/HH – Flat 3, 74 St Marks Road. Two new windows. *Subject to the views of neighbours.*

P13/S0391/HH – 22 Park Road. Single storey rear extension. *Subject to the views of neighbours.*

Yours faithfully

D C Whitehead (Secretary, Planning Committee)