

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

15 March 2016

The Planning Manager (Southern Area), S.O.D.C.  
35 Eastern Avenue, Milton Park,  
Milton, OX14 4SB

Dear Sir/Madam

### **HENLEY SOCIETY COMMENTS ON PLANNING APPLICATIONS**

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

- 1. P15/S3988/HH (amended) – 48 Albert Road. Two storey and single storey rear extensions.** The amended version still appears to be unneighbourly.
- 2. P15/S4359/FUL (amended) – Lindisfarne and land r/o New Lodge, Harpsden Way. Erection of three detached dwellings etc.** The amendments do not address our previous comments.
- 3. P16/S0292/HH – Weir Croft, Mill Lane. Raised deck to garage annexe.** No comment.
- 4. P16/S0329/HH – Turret House, Meadow Road. Car port with storage over.** No comment.
- 5. P16/S0356/FUL – White Lodge, Normanstead. Variation of Condition 10 to P15/S1166.** No comment.
- 6. P16/S0359/FUL & 0360/LB – Northfield House, 11 Northfield End. Change of use from office to dwelling house incorporating alterations.** No comment.
- 7. P16/S0380/FUL – Calleva, Harpsden Way. Variation of Condition 1 to increase height of garage and include habitable accommodation.** We object to the proposed increase in height of the garage, and to incorporating habitable accommodation into it, at this late stage in the planning process. The proposal would be out-of-character with the surrounding area.
- 8. P16/S0399/HH & S0400/LB – Henry V111 Cottage, New Street. Structural repairs.** No objection subject to approval of the Conservation Officer and to any excavation being carried out under archaeological supervision.
- 9. P16/S0401/FUL – Sacred Heart School, Greys Hill. Single storey extension to activities area.** No comment.
- 10. P16/S0411/FUL – 16 Ravenscroft Road. Erection of two-storey 3-bedroom dwelling attached to 16 Ravenscroft Road.** We object to this proposal to build a new house on this corner site as it would be seriously detrimental to the character of the immediately surrounding area by creating a more restricted outlook. We also object to the removal of the mature tree.

**11. P16/S0425/LB – Friends Meeting House, 45 Northfield End. Installation of secondary glazing.**  
No comment.

**12. P16/S0435/A – 12 Market Place. Proposed Fascia Sign and Projection Sign.** As this property is within the central Conservation Area, the lettering on the fascia should be stencilled or hand painted and there should be no illumination. The sign would be improved if lettering occupied a greater length of the fascia.

**13. P16S0436/FUL – 15 Thameside. Change of use from B2 to B1. Demolition of existing buildings and erection of new office building.** No objection subject to a careful archaeological investigation being carried out prior to building. The site has the potential to be historically important due to its proximity to riverside wharves and to the centre of the old town.

**14. P16/S0444/HH - 14 Park Road. First floor rear extension and single storey side/rear extension.**  
No comment. *Subject to the views of neighbours.*

**15. P16/S0480/HH - 17 Leaver Road. Erection of single storey side, front and rear extensions and first floor side extension.** No comment.

**16. P16/S0483/HH - Plot 2, Auton Place. Erection of detached garage.** We object to this proposal to erect a garage at the roadside, a garage that was not included in the recently approved planning application. If a garage is required it should be incorporated into the main building.

**17. P16/0484/HH - Plot 1, Auton Place. Erection of detached garage.** We object to this proposal to erect a garage at the roadside, a garage that was not included in the recently approved planning application. If a garage is required it should be incorporated into the main building.

**18. P16/S0489/LB - 78 Bell Street. Replacement of internal corner posts etc.** No comment.

**19. P16/S0509/HH - 13 Boston Road. Replace existing guttering, fascia and soffit to front and rear.**  
The use of PVC is inappropriate in a Conservation Area.

**20. P16/S0554/FUL - Catherine Wheel, 7 Hart Street. Internal alterations.** The Design, Access and Heritage Statement accompanying this application (and used to justify the proposed changes) is seriously defective. There are a number of incorrect assertions as well as others that are misleading. A more accurate and comprehensive assessment of the existing building is required before it is possible to judge whether the historic fabric of the building will be conserved. It is surprising that there appears to be no LB application with this submission.

**21. P16/S0606/LB & S0688/FUL - 5 Hart Street. Installation of new shop front.** The applicant should consult the Shopfront Design Guide issued by SODC. In particular, it is important that the heads of the pilasters should not be covered by the fascia and that the fascia should be clear of the window frames above. Also the stall riser should be taller than in the example illustrated in the application.

**22. P16/S0626/HH – 11 Hop Gardens. Single storey timber outbuilding as garden room.** No comment.

**23. P16/S0642/FUL - Land at Sheepphouse Farm, Reading Road. Demolition of existing buildings and construction of new buildings, new access drive, car parking and landscaping.** We object to this proposal to construct new buildings for light industrial use on the site of existing agricultural land and buildings. The site is outside the town boundary and the proposal would result in the incursion of industrial use into the surrounding countryside.

**24. P16/S0659/HH - 151 Greys Road. First floor rear extension etc.** No comment. *Subject to the views of neighbours.*

**25. P16/S0677/HH - 45 Berkshire Road. Single storey side and rear extensions etc.** The rear extension would be improved in appearance if it were given a sloping or lantern roof.

**26. P16/S0721/HH - 26 St Marks Road. Single storey rear /side extension etc.** No comment. *Subject to the views of neighbours.*

Yours faithfully

D C Whitehead (Secretary, Planning Committee)