

**KENNET DISTRICT COUNCIL
REGULATORY COMMITTEE**

Minutes of the meeting of The Regulatory Committee held on site at 38 Ashley Piece, Ramsbury, on Tuesday 11th April 2006 at 11.00 am.

PRESENT: **Councillor J A Booth - Chairman**

Councillor P A Brown
Councillor D D Campbell
Councillor W B Cavill
Councillor A R Connolly

Councillor Mrs S M Findlay
Councillor R T Parsons
Councillor Mrs N G Rawlins
Councillor A Skittrall

PART 1

Items considered whilst the public were entitled to be present

37. RECOMMENCEMENT OF THE MEETING

At its meeting held on 30th March 2006 the Regulatory Committee resolved that the meeting stand adjourned and recommence on site on Tuesday 11th April 2006 to consider application number K/53831/F. The site meeting was a continuation of that meeting.

38. DISCLOSURES OF INTEREST

There were none.

39. K/53831/F – 38 ASHLEY PIECE, RAMSBURY

Full planning permission for first floor extension over existing garage and single storey rear extension, new boundary wall.

The meeting was adjourned while members of the Regulatory Committee inspected the application site.

Members were taken through the application and proposals by the Planning Officer handling the application who answered questions from members.

On completion of an extensive site visit the Chairman re-convened the meeting outside of the application site.

A debate followed from which it was

RESOLVED

THAT the application be granted as recommended in the report to the Regulatory Committee on 30th March 2006, subject to the following amendments to conditions:

- Condition 3 be amended to read:

3. Notwithstanding the details shown on the submitted application particulars, and notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any Order revoking and re-enacting or amending that Order with or without modification), no windows, doors or other openings shall be inserted in the west facing (side) elevation of the extension hereby permitted.

REASON:

In the interests of the privacy of the neighbouring properties.

- Condition 4 be amended to read:

4. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order, 1995 (or any Order revoking and re-enacting or amending that Order with or without modification), no windows, doors or other openings, other than those shown on the approved plans shall be inserted in the north facing (rear) elevation of the extension hereby permitted.

REASON:

In the interests of the privacy of the neighbouring properties.

- Conditions/Informatives 5 to 8 to be renumbered 6 to 9.

- A new condition 5 be inserted to read:

5. The window at first floor level shown on the approved plans in the north facing (rear) elevation (proposed bathroom window) of the extension shall be glazed with obscured glass and shall be so maintained.

REASON:

In the interests of the privacy of neighbouring properties.

- A new informative number 10 be inserted to read:

10. INFORMATIVE TO APPLICANT:

The applicant's attention is drawn to condition no. 3 which deletes the west facing (side) window from the approved development. The applicant is recommended to consider alternative means of providing natural light to the first floor hall area such as further sunpipes, if required. Any changes to the design of the extension should be referred back to the local planning authority for consideration of the potential need for further planning permission.

PART 2

Items considered whilst the meeting was closed to the public

None.

JG

Chairman
20th April 2006