

# Planning Report **Aug / Sept 2022**

(at 3rd September 2022)

for the ERA Committee meeting of 5th September

**NB:** for a full list of **all** planning applications & decisions (current and past), go to the EBC WEBSITE: [elmbridge.gov.uk/ebc\\_planning](http://elmbridge.gov.uk/ebc_planning)

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Status of Application	Planning No & type	Address	Details
<b>Outstanding Appeals</b>	2020/0437 2020/0567	UNITE Esher Place 30 Esher Place Ave	<b>On Appeal</b> (September 2021) Change of Use from Conference Centre (D2) to Residential (C3) to provide 21 flats with associated single & 2-storey extensions to east wing, landscaping & alterations to fenestration etc, following removal of existing external staircase with application for <b>listed building consent</b>
	2020/0438 2020/0568	UNITE Esher Place 30 Esher Place Ave	<b>On Appeal</b> (September 2021) Three-storey rear extension to create 8 flats etc in association with application for <b>listed building consent</b>
	2020/0439	UNITE Esher Place 30 Esher Place Ave	<b>On Appeal</b> (September 2021) Terrace of 3 two-storey houses, access road etc following demolition of existing buildings - adjacent to a <b>listed building</b>
	2020/0440	UNITE Esher Place 30 Esher Place Ave	<b>On Appeal</b> (September 2021) Two pairs of semi-detached houses with associated access road, parking and bin and cycle stores - adjacent to a <b>listed building</b>
<b>New Appeals</b>	2021/4384 <b>Householder</b>	8 Tellisford	<b>On Appeal</b> (August 2022) Single storey side/rear extension, front porch and alterations to fenestration
<b>Current Undecided Applications</b>	2021/4194 <b>Full</b>	142 High Street (on the Wolsey Rd right angled bend) the former Social Club	<b>Conservation Area</b> Conversion of property into 6 flats including new fenestration, rear terraces and side Juliet balconies following removal of external staircase <b>20+ objections</b> . See recently refused (in Nov 2021) 2021/1488 and now refused on <b>Appeal</b> . <b>WENT TO C'TTEE in June BUT NO DECISION POSTED ALTHOUGH I GATHER IT WAS APPROVED??</b>
	2021/4149 <b>Full</b>	30 Copsem Lane	Development comprising 26 flats et al following demolition of the existing house. See recently refused <b>OLR 2019/2523</b> <b>40+ objections including ERA</b> <b>In current DRAFT LOCAL plan as a future development site</b>
	2022/1823 <b>Householder</b>	3 More Lane	<b>Conservation Area adjacent to Listed Building (Cobblestones)</b> Part two/part single-storey rear/side extension, single-storey front extension incorporating front dormer, front canopy, roof extension incorporating front gable, rear dormer window, rear patio and alterations to fenestration and finish. <b>Walls:</b> <i>Existing materials and finishes: Brick and wall tiles</i> <i>Proposed materials and finishes: Render &amp; timber</i>

			<i>cladding</i> <b>Roof:</b> <i>Existing materials and finishes: Tiles</i> <i>Proposed materials and finishes: Slate</i> <b>See recently refused 2021/1906</b>
	2021/4028 <b>Full</b>	Longview 11 Broom Close (also has an entrance off Claremont Lane)	Development of pair Semi Det 2-storey houses with basement & rooms in the roof space & a detached 3-storey block with basement comprising 7 flats following demolition of existing house. <b>See lapsed (approved by EAPS) approval 2017/3189 - similar but was for 5 flats and 1 detached house</b>
	2021/3688 <b>Full</b>	35 New Road	2 pairs of two-storey semi-detached houses with rooms in the roof space and basement incorporating garage following demolition of existing house <b>SITE where TPO'd trees vanished. 19 objections including ERA</b>
	2022/2009 <b>Full</b>	27 West End Lane	<b>Conservation Area</b> Detached 2-storey house, rooms in roof space etc following demolition of existing house & garage
	2022/2086 <b>Full</b>	40 New Road	Development comprising 9 houses (one detached, 2 pairs of semi-detached & terrace of 4) etc following demolition of the existing house <b>See also 2021/1238 withdrawn in May 2022</b> <b>50+ objections including ERA</b>
	2022/0449 <b>Full</b>	Crown House 2 Lammas Lane	<b>Conservation Area</b> Detached 3-storey building of 6 flats with basement parking et al following demolition of existing house <i>Only just got permission in June 2022 to extend extant house - 2022/0018</i> <i>Similar flatted application dismissed on Appeal in Feb 2020 - 2018/3714 (&amp; 2020/1749 withdrawn)</i> <b>9 objections</b>
	2022/2191 <b>Outline - Access only</b>	Cafe Rouge Portsmouth Rd	Detached six-storey building comprising flexible Commercial (E) or drinking establishment uses on ground floor and up to 28 residential (C3) units on upper floors, with associated car parking, cycle storage, refuse/recycling storage and landscaping following demolition of existing building <i>See also recently withdrawn 2021/2814 for 7 storeys</i> <b>220+ objections including the ERA</b>
	2022/0471 <b>Full</b> 2022/0936 <b>Listed</b>	83A High Street Shop to left of ABC Music site	Single-storey rear extension and change of use of part ground floor and first and second floors from Class E (Commercial, Business and Service) to C3 (Residential) for 5 flats & <b>Listed Building Consent</b>
<b>New Applications</b>	2022/2270 <b>Full</b>	27 Douglas Road	<b>Retrospective</b> application for change of use of open land to residential dwelling. <b>25+ objections</b> <b>MATURE TREES ALREADY REMOVED</b>
	2022/2407 <b>Full</b> 2022/2397 <b>Listed</b>	136 - 138 High St Opposite Waitrose, next to former Working Persons Club	<b>Conservation Area:</b> Extension of shop front, internal opening formed on ground-floor level to provide a new waiting room area, new dental rooms to first-floor, internal door openings & wall partitions in association with <b>Listed Building Consent</b>

	2022/2325 <b>Full</b>	Prince Of Wales 48 West End Lane	<b>Conservation Area:</b> Single-storey side and rear extensions, extension to customer car park, replacement plant & improvements to outdoor seating
	2022/2363 <b>Variation of S73 Condition</b>	26 Church Street	<b>Conservation Area:</b> Variation of Condition 2 Of permission 2021/3510 to change footprint of rear extension, enlarge entrance porch, increase in height of roof over kitchen, addition of rear dormer window & main dormer window re-positioned
<b>Applications Allowed</b>	2021/3663 <b>Full</b>	102-106 High Street	Two storey rear extension to convert existing flat into 2 flats
<b>Applications Refused</b> OLR:Officer level refusal	2021/4420 <b>Full</b>	66A High Street above Kebab Shop	<b>Conservation Area:</b> Mansard roof extension and front roof lights <b>OLR :</b> its design, would result in an incongruous & dominant form of development out of character with the traditional roof form & appearance of the existing & adjoining buildings. This would result in a material harm & adverse impact upon character & appearance of existing & adjoining buildings & character of <b>Conservation Area</b> . No public benefits have been identified by the applicant & the proximity of fenestration to the existing flue extract discharge point, would result in an unacceptable harm to the amenities of future occupiers by way of odour, noise and fumes
	2021/3948 <b>Householder</b>	58 Pelhams Walk	<b>On Appeal</b> Part two/part single-storey side/rear extension, two-storey side extension, single-storey front/side extension incorporating garage with rooms in the roof space, chimney stack and alterations to fenestration following partial demolition of existing house and removal of chimney stack. <b>Many reasons including obtrusive, harm to character, breaching building line, utilitarian garage.</b>
<b>Applications Withdrawn</b>			None of note