



SUNNINGDALE PARISH COUNCIL

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Clerk: Ruth Davies

Zarreen Hadadi
Planning Officer
RBWM
Town Hall
Maidenhead

25th July 2019

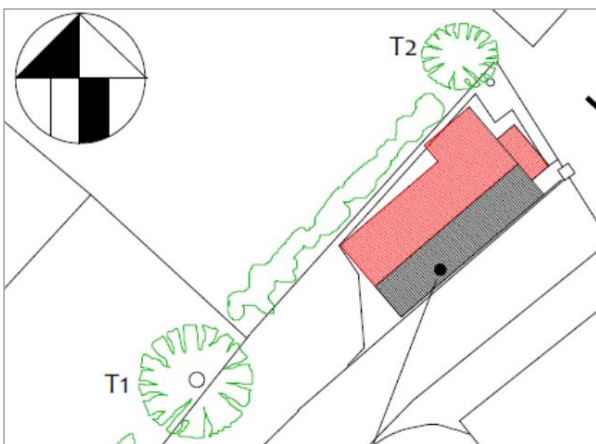
19/01888 Land Opposite Brookfield Shrubbs Hill Lane Sunningdale Ascot

Proposed new car port with storage

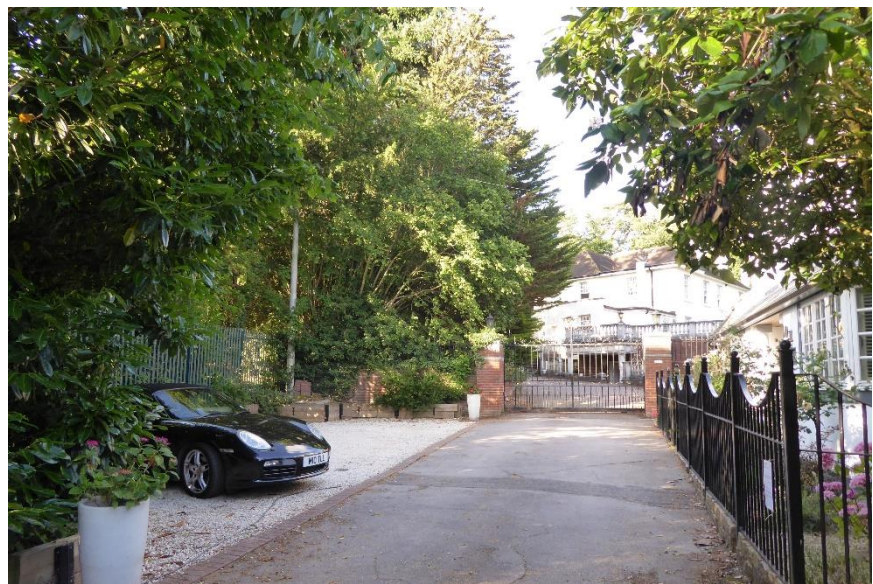
Dear Zarreen

As this proposed new car port with storage is located within the Green Belt the Parish Council have some concerns about this application.

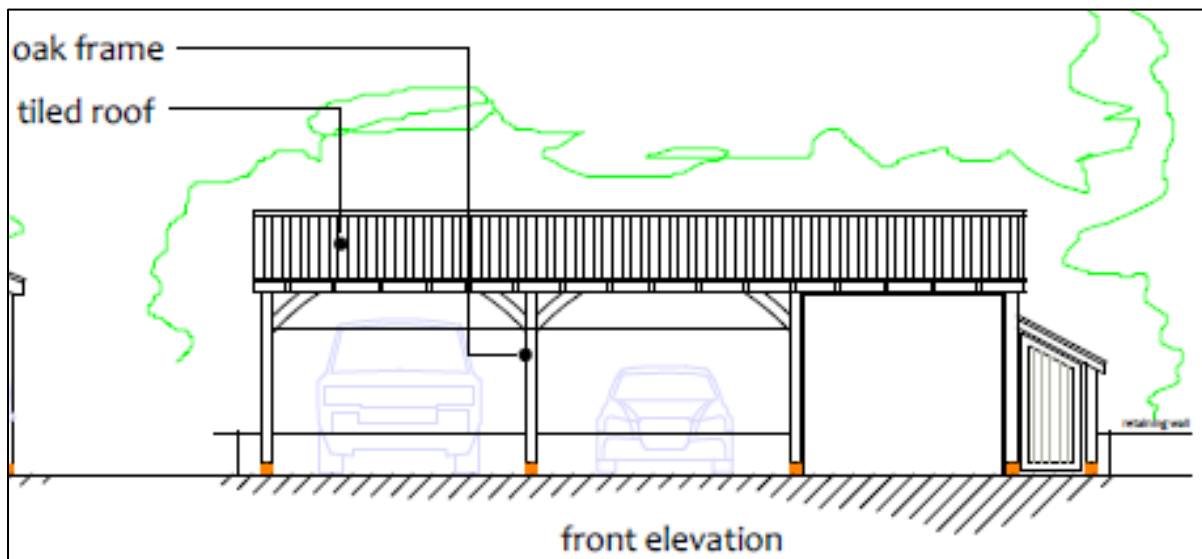
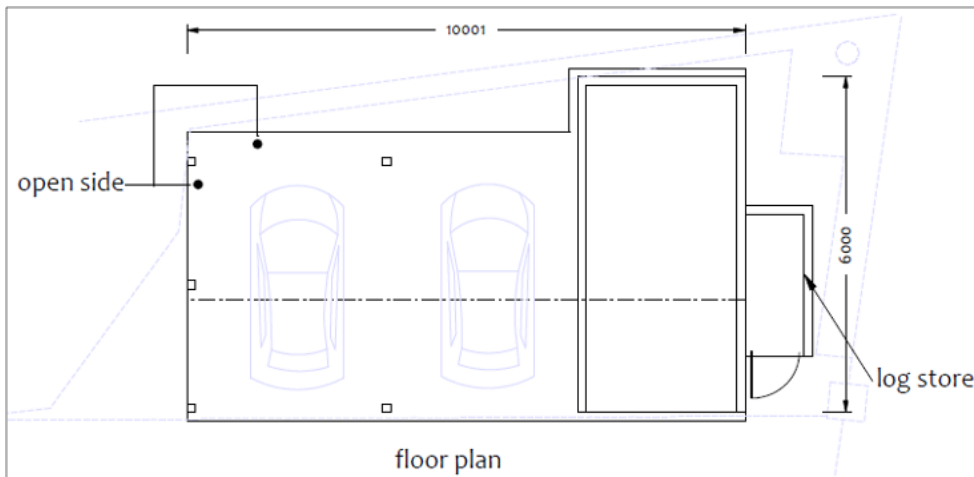
1. There is no information about T1 and T2 trees included in the application that are shown in the plans. T3 is shown almost abutting the North East corner of the proposed car port as can be seen in the diagram below. The photograph below also appears to show these are mature trees



2. This photograph shows that there is currently a hard standing area situated where the car port is proposed. However, the accompanying Property History supporting the application does not indicate any prior planning application for this hardstanding area even though it is sited within the Green Belt



3. The Neighbourhood Plan, Policy NP/DG3.3 states that garages should be set back from the street frontage and that parking should be located in between houses (rather than in front) so that they do not dominate the street scene. Whilst this is a private cul-de-sac road and the proposed car port is at the end of that cul-de-sac, policy NP/ DG3.3 is still applicable and therefore the siting of the proposed car port conflicts with this policy
4. The accompanying plan shows a substantial storage area between the car parking area and the log store. Also, as the ridge height is 3.44 metres and the floor plan indicates an area measuring 6 x 10 metres this is also quite a substantial building



The Parish Council would request that RBWM consider the following: firstly whether the existing hard standing is compliant and secondly that the car port be **REFUSED** as it will impact on the openness of the Green Belt and conflict with policy DG3.3

Yours sincerely

Michael Burn

Co-Chairman of the Planning Committee