

# Late Representations

## Planning Committee 12 April 2018

<p>Item No. 7</p>	<p><b>Application No. - OUT/2017/2879</b></p> <p>Description of Development - Proposed erection of 2 residential dwellings (Outline application discharging access, all other matters reserved)</p> <p><b>Site Address</b> - Land north of 2 Union Place</p> <p><b>Consultation</b></p> <p>6 further objections have been received from properties who have already commented on the initial submission. Previous concerns have been reiterated and some additional concerns noted, which are summarised below.</p> <ul style="list-style-type: none"> <li>- The access is a historical right of way to the church (long before Oban Road was created) and the proposed development would affect pedestrian access to the church and Isambard Drive - safety concern.</li> <li>- The Japanese knotweed has not been treated properly and there has been an ingress onto the church grounds. If this is not cleared correctly then a further spread would occur.</li> <li>- Housing proposal is contrary to CDP Policies (2001) H9, H12 and AM22 as the pedestrian access will be compromised and density would too high for the site and location. The development would not have safe and appropriate access to the highway system. (Objector is referring to CDP 2001, this has been replaced by Coventry Local Plan 2016 on 6 December 2017)</li> <li>- Any changes from a walkway to highway should have consultation with the community to discuss conditions of use</li> </ul> <p>One of the responses states no objection to a development on the site but considers that the current proposed dwellings will almost double the amount of current residents in Union Place. They consider that development of the small site will not be in the interest and safety of the local community and could be redesigned to lower the density, better parking arrangements and manoeuvrability within their own curtilage.</p> <p><b>Appraisal</b></p> <p>The matters have been addressed in the main report.</p>
<p>Item No. 10</p>	<p><b>Application No. - HH/2018/0341</b></p> <p>Description of Development - Conversion of existing garage.</p> <p><b>Site Address</b> - 9 Sandringham Close</p> <p><b><u>Correction to Report:</u></b></p> <p>The site address within the committee report has been incorrectly stated at '8 Sandringham Close' instead of 9 Sandringham Close. All of the plans and associated information refers to the correct address.</p>