

**EASTERN AREA PLANNING COMMITTEE  
ON 7 OCTOBER 2015**

**UPDATE REPORT**

**Item No:** (2)      **Application No:** 15/01996/HOUSE      **Page No.** 43-54

**Site:** Tudor House, Mill Lane, Calcot, RG31 7RS

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**Planning Officer Presenting:** Samantha Kremzer

**Member Presenting:**

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**Parish Representative speaking:** N/A

**Objector(s) speaking:** Mr Michael Siebert  
Mrs Ingrid Siebert

**Support(s) speaking:** N/A

**Applicant/Agent speaking:** Mr Ian Norman

**Ward Member(s):** Councillor Peter Argyle  
Councillor Manohar Gopal  
Councillor Richard Somner

**Update Information:**

**1. REPRESENTATIONS**

1.1 No further comments have been received.

**2. CONSULTATION RESPONSES**

2.1 The council's Tree Officer has provided the following additional comments on the boundary hedge between the application site and 1 Kettering Close:

“The cutting back of the hedge to facilitate the works will have a very minor impact on its overall health and could be cut back to the boundary including roots as part of their common law rights regardless of any proposed development.

The main part of the hedge will still be retained, and the screening value from the adjacent property retained, but not to the same density.”

- 2.2 The additional comments from the Tree Officer do not alter the consideration or conclusions regarding the hedge as set out in the main report.
- 2.3 A landscaping condition (condition 7 of the main report) is recommended to ensure the boundary hedge to the road is retained.

### **3. ADDITIONAL INFORMATION**

- 3.1 In response to members question at the site visit the following measurements are provided:

#### **Distance from boundary with 1 Kettering Close**

Link Extension: 1.3-1.4 metres

Yoga Studio: between 0.9 metres and 2.2 metres

#### **Ridge Heights**

Link Extension: 3.1 metres

Yoga Studio: 4.5 metres

#### **Eaves heights**

Link Extension: 2.3 metres

Yoga Studio: between 1.9 metres and 2.3 metres

### **4. RECOMMENDATION**

- 4.1 The recommendation for approval remains unchanged.