



REFUSED

**Ealing**

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Ealing Council

**NOTICE OF PLANNING DECISION**Ealing Reference Number: **P/2007/3230 -ST**

To: P J Peariman  
 P & R Associates  
 79 Calder Avenue  
 Brookmans Park  
 AL9 7AJ

In accordance with the provisions of the Town and Country Planning Act 1990, the Council of the London Borough of Ealing has considered your application received 24/07/2007, accompanied by plan(s) and drawing(s) with the following references: 1467 002 Rev A, 1467 003 Rev A 1467 08 Rev J, 1467 09 Rev J, Design & Access Statement, Noise Assessment, Renewable Energy Statement and Sustainability Checklist, for permission to carry out the following development.

**Site: 107 - 111 CHURCHFIELD ROAD ACTON W3 6AH**

**Proposal: Demolition of buildings and construction of a 5 storey building with basement containing 14 flats (13 two-bedroom and 1 three-bedroom) and two basement office units with ground floor and basement cycle storage and integral refuse and recycling storage**

and hereby gives notice that permission is **REFUSED**.

The reasons why permission is refused are given in the attached schedule.

Signature:.....

Kevin Harris  
 Head of Planning  
 (the Proper Officer)

Ealing Council  
 Planning Services  
 Perceval House  
 14-16 Uxbridge Road  
 London, W5 2HL

Ref: **P/2007/3230**Dated: **18/10/2007**

Telephone: 020-8825 6600  
 Fax: 020-8825 6610



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**SCHEDULE OF REASONS**

1. The proposed development, by virtue of the bulk and massing of the building and its relationship with the adjacent buildings in Churchfield Road would represent an inappropriate form of replacement development resulting in an terracing effect to the detriment of the visual amenity, character and appearance of the locality and the adjacent Acton Town Centre conservation area, contrary to policies 1.4, 1.5, 4.1, 4.8, 5.1 and 5.5 of the Council's adopted Unitary Development Plan 'Plan for the Environment' (2004).
2. The proposal fails to provide parking within the site for people with disabilities. It is therefore considered in the absence of this provision, that the proposed development is not accessible to all, contrary to policies 1.4, 1.9, 4.3 and 9.1 of the Council's adopted Unitary Development Plan 'Plan for the Environment' (2004); and Supplementary Planning Guidance (SPG) Note 7: Accessible Ealing.

*Kevin Harris*