



Richard Phillips <rphillips@hillington.gov.uk>

Harefield Hospital - Major Application Committee meeting 1/8/18 - retention of timber clad waste store. Planning Reference 9011/APP/2018/1854

1 message

David Whitestone <David@floydslaski.co.uk>

5 October 2018 at 16:52

To: "rphillips@hillington.gov.uk" <rphillips@hillington.gov.uk>, Mandip Malhotra <mmalhotra@hillington.gov.uk>

Cc: McCleery Piers <P.McCleery@rbht.nhs.uk>, Vincent Berry <v.berry@rbht.nhs.uk>

Dear Richard,

Further to our meeting with yourselves this morning with you, Mandip Malhotra, Robert Reeves and Mark Butler representing Hillingdon Planning Department and Paul Wright and Piers McCleery of the Trust and myself also in attendance I am writing, as agreed, to confirm that the Trust has asked for a determination of this case.

The determination should take into account works undertaken to date and those planned in the month to come.

Work already undertaken to date includes:

1. Additional security to the store doors. Doors have been fitted with heavy duty closers and locking is controlled by a card reader. Only those authorised to use a card can gain access.
2. Changes to hours of operation. Mindful of keeping disturbance to a minimum the Trust has changed the times waste is collected from the store on weekend mornings and has made the first collection later in the day.
3. A thorough re-examination of the way the store is used with particular reference to its location (see beneath) has been completed.

Work to be completed within the coming month:

1. Discussions with the Council's Landscape Officer. We will formalise a plan for planting along the front boundary and along the end of the store with traditional British hedging varieties. These will probably be a mixture of hazel, hawthorn, blackthorn, crab apple, field maple and rose which can grow to some 3m plus high. This band of hedging will form a continuation of the existing hedging that was planted by the Trust nearly three years ago and which already acts as a natural screen between the road and the hospital buildings.
2. We will also discuss a scheme for lower level planting between the store and the internal path. When both planting schemes are approved the Trust will immediately set about preparing the ground and planting them. Late autumn and early winter are ideal times for planting and will give the hedging a good start by concentrating on root growth rather than leaves.

Store use and location:

The Trust has consulted with its specialist infection control team, the heads of ITU and the Estates clinical disposal team on ways of storing and removing clinical waste from the ITU building. The following requirements are agreed:

1. The store must be of a sufficient size to hold all the waste produced by the ITU and MRI/CT departments in an uncluttered and manageable way in between collections and transportation to the main clinical waste store.

2. The store must be within a short distance of the ITU internal waste collection point as bags are carried along the external path and any longer distance could be hazardous and would take staff away from other duties they are performing.
3. The store must be easily accessible for the waste collection team which means it must also be on flat ground.
4. The store must be secure.
5. The store must be vermin proof.
6. The store should be environmentally friendly

The location and construction of the store has been assessed against the above parameters and the following points noted:

1. The location and construction of the store are ideal for the purposes intended.
2. The store is secure and vermin proof.
3. The majority of materials are natural and the green roof helps with rainwater retention and encourages bees, butterflies etc.
4. The building has been approved by Building Control for the use intended.
5. There is no other location close by and at the same level for a store of this size.
6. The space available further along the fire path is raised and will cause difficulty with access. Furthermore any construction would damage existing tree roots and would be visible from Rickmansworth Road.
7. The existing main waste disposal store beside the Mansion House is within the confines of a listed building and apart from it being too far away for ITU staff to transport waste it would probably go against planning policy to extend this area.
8. The timber construction will weather to a natural grey patina over time.

The Trust is agreeable to the determination being sought at the mid November Planning Committee and will provide further information as required to support its case before then. In the mean time we will be discussing and agreeing proposed planting schedules with Robert Reeves.

Regards,

David Whitestone

Partner



Floyd Slaski LLP | RIBA Chartered Practice | [39 – 43 Putney High Street](#) | [SW15 1SP](#)

T: 020 3910 2403 | E: david@floydslaski.co.uk | W: www.floydslaski.co.uk

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