

WARFIELD PARISH COUNCIL

MINUTES OF THE PLANNING & TRANSPORT COMMITTEE

held **virtually** on **Tuesday 8 March 2022**

Members present: Cllrs M Jones (Chair), Ms Thorin and Mrs Wallen

Other attendees: Parish Clerk

P22/021. Apologies for absence

Apologies for absence were received from Cllrs Ms Dulieu and Fitzwilliams

P22/022. Declarations of Interest

No declarations of interest were received.

P22/023. Minutes of the previous meetings

The minutes of the meeting of 15 February 2022 were proposed by Cllr Mrs Wallen, seconded by Cllr Ms Thorin, and APPROVED by members present.

P22/024. Clerk's Report and items for information

The Clerk circulated a report to members ahead of the meeting that contained an update on items from the last meeting and recurring reports on appeals and enforcement cases.

Members reviewed the modifications to application 21/00592/FUL Land South Of Forest Road Newell Green, they noted the changes, but felt their original comments remained valid.

The Clerk had written to Bracknell Forest Council asking for an update on delivery of the Warfield SPD area.

The Clerk's Report was noted.

P22/025. Public participation

There were no requests for participation by the public.

P22/026. Planning & tree applications (BFC lists 07/22, 08/22 and 09/22)

Planning List BFC 07/22

21/01204/FUL 35 All Saints Rise, Warfield, Bracknell, Berkshire RG42 3DS

Proposed conversion of existing outbuilding and creation of first floor to create a 2-bedroom dwelling with associated amenity area and parking.

Recommended refusal

The proposals represent overdevelopment on the site. This proposal would create further parking issues. The council is concerned about damage to protected oak (TPO 373) and other protected species.

22/00023/FUL 15 Cheshire Park, Warfield, Bracknell, Berkshire RG42 3XA

Erection of single storey rear extension.

Considered no objection

22/00011/TRTPO 3 Kilinside Goughs Lane, Warfield, Bracknell, Berkshire RG12 2HW

TPO 477a – Application to fell 1 tree.

Observations made

Leave to Tree Officer. A replacement tree of a native species should be planted

22/00025/TR5 Cabbage Hill Land adjacent to The Grange, Binfield Road, Binfield, Bracknell, Berkshire

TPO 99 – Notification to fell 1 tree and prune 1 tree.

No comments – five-day application

Planning List BFC 08/22

22/00018/FUL Moss End Farm House, Bowyers Lane, Warfield, Bracknell, Berkshire RG42 6EN

Increase height of boundary wall to between 2m and 2.7m (part retrospective).

Part refusal / part considered no objection

The council has considered this application carefully and in detail.

The council recommends refusal of the proposal on its western boundary adjoining the A3095 Maidenhead Road. The proposed height of 2m+ will affect the street scene and is out of keeping in the area.

The council has no objection to the proposal to increase the boundary wall where it adjoins the neighbouring property, Forge House.

Planning List BFC 09/22

22/00063/FUL 32 Horatio Avenue, Warfield, Bracknell, Berkshire RG42 3TX

Erection of single storey rear with glazed lantern in the flat roof.

22/00039/TR5 Land behind 1 Anthony Wall, Warfield, Bracknell, Berkshire RG42 3UL

TPO 393 – Application to prune 2 trees.

No comments – five-day application

P22/027. Planning determinations

The following determinations were advised since the last meeting by Bracknell Forest Council.

21/00846/FUL Land adjacent to The Elms, Warfield Park, Bracknell, Berkshire

Change of use of land for the siting of 2 x mobile homes (according to the definition of a caravan), access, parking and landscaping.

Approval & Legal Document Signed by Delegated Decision

21/01106/FUL Church Hill Barn, Church Lane, Warfield, Bracknell, Berkshire

Section 73 application for variation to conditions 2 (approved plans) and 3 (materials) of planning permission 18/00958/FUL for erection of single storey agricultural barn. For clarification this permission amends the design and materials for the barn.

Approval by Delegated Decision

21/01145/FUL 1 Faithfull Close, Warfield, Bracknell, Berkshire RG42 2QJ

Conversion of existing garage into habitable accommodation and provision of parking space.

Approval by Delegated Decision

22/00025/TR5 Cabbage Hill Land adjacent to The Grange, Binfield Road, Binfield, Bracknell, Berkshire

TPO 99 – Notification to fell 1 tree and prune 1 tree.

Approval by Delegated Decision

21/00223/TRTPO Land to the rear of 102 Kennel Lane, Warfield, Bracknell, Berkshire RG42 2EX

TPO 391 – Application to fell 3 trees.

Part Approval, Part Refusal by Delegated Decision

21/00931/FUL 19 Darby Vale, Warfield, Bracknell, Berkshire RG42 2PH

Erection of proposed first floor side extension and single storey rear extension.

Approval by Delegated Decision

21/01132/FUL 17 Lancashire Hill, Warfield, Bracknell, Berkshire RG42 3HZ

Erection of two storey side extension and alterations.

Approval by Delegated Decision

21/01141/FUL 19 Derbyshire Green, Warfield, Bracknell, Berkshire RG42 3TG

Proposed part two/part first floor rear extension and first floor side extension.

Approval by Delegated Decision

21/00283/TRTPO 63 Julius Hill, Warfield, Bracknell, Berkshire RG42 3UN

TPO 393 – Application to fell 1 tree.

Approval by Delegated Decision

21/00808/FUL Derryquin 8a Priory Lane, Warfield, Bracknell, Berkshire

Erection of 2 detached dwellings following demolition of existing dwelling and associated parking.

Approved and Legal Agreement signed by Committee Decision

22/00043/PAD Malt Hill Farm, Malt Hill, Warfield, Bracknell, Berkshire

Prior approval application for agricultural hay and machinery storage barn.

Not Required

22/00014/TRTPO Lanresse Goughs Lane, Warfield, Bracknell, Berkshire

TPO 76a – Application to prune 2 trees.

Approval by Delegated Decision

Members noted the report.

P22/028. Representative reports

Cllr Mrs Wallen mentioned a temporary barrier installed on Hawthorn Lane. The Clerk would investigate.

P22/029. Date of next meeting

The date for the next meeting is on Tuesday 29 March 2022 unless no applications for consideration are received.

P22/030. Closure of the meeting

There being no further business the meeting closed at 8:35pm.