



## MINUTES OF THE MEETING OF THE PLANNING & TRANSPORT COMMITTEE

Held on **Monday 4 July 2016** at **7.45pm** in the Parish Office

Present: Cllrs Ms Healy (Chair), Fitzwilliams, Dr Haffegge, Jones and Ms Thorin.  
Cllr Ms Gierth was in attendance.

### **P200. Apologies for absence**

There were none.

### **P201. Declarations of interest**

Cllr Ms Healy declared an interest with regard to one application in item 204 of the meeting.

### **P202. Minutes of the previous meeting held on 13 June 2016**

These were approved by the Planning Committee, having been proposed by Cllr Dr Haffegge and seconded by Cllr Ms Thorin.

### **P203. Matters arising**

- a. Flood risk management meeting between Bracknell Forest Council, Thames Water and the Environment Agency – no notes were yet forthcoming.
- b. Warfield Street settlement signs – no progress to report on investigation into purchase/installation costs.

### **P204. Planning and tree application recommendations (lists 24/16-25/16)**

#### **LIST 24/16**

*16/00466/FUL 2 Moss End Cottages Bowyers Lane Warfield – Considered no objection*

Proposal: Erection of single storey rear extension.

*16/00467/FUL 1 Moss End Cottages Bowyers Lane Warfield – Considered no objection*

Proposal: Erection of single storey rear extension.

*16/00525/FUL Glenwood Bracknell Road Warfield - Recommend Refusal*

Proposal: Section 73 application for the removal of conditions 5 (prohibition of enlargement or alteration) and 6 (prohibition of hardstanding) of planning permission 15/01146/FUL for the change of use from the use of part of the building as residential accommodation (C3) into a single dwellinghouse (C3) and from the use of the land as a paddock into residential curtilage associated with the use of the whole building as a single dwellinghouse.

Reasons:

1. No reason to change conditions 5 and 6 in application 15/01146/FUL
2. The proposal represents inappropriate change of use of the land from paddock to residential, and would be detrimental to the visual amenities of the area. Warfield Parish Council has noted the permission for planning application 04/00860/FUL (now Rose House) and also the dismissal of the appeal against refusal of planning application 13/01069/LDC in making its recommendation

*16/00575/FUL 6 Hampshire Rise Warfield – Considered no objection*

Proposal: Erection of single storey side extension

*Cllr Ms Healy left the meeting for the following item. Cllr Dr Haffegge took the chair.*

*16/00547/FUL 15 Worcestershire Lea Warfield – Recommend refusal*

Proposal: Erection of single storey rear extension.

Reason:

The council believe the application is invalid as it shows a garage on the plans that has been converted.

*Cllr Ms Healy returned to the meeting and retook the chair.*

*16/00590/FUL The Lindens Newell Green Warfield – Considered no objection*

Proposal: Erection of a part two storey part single storey rear extension, front porch extension, pitched roof over garage and insertion of side window at first floor level.

*16/00139/TRTPO Meadowbrook Montessori Pre-School Bracknell Road Warfield – Observation made*

Proposal: TPO 377 - Application to prune 1 tree

Observation:

On advice of Tree Officer

## **List 25/16**

*16/00556/FUL Glenwood, Bracknell Road, Warfield – Recommend refusal*

Proposal: Change of use from existing grazing fields to residential garden

Reason:

The proposal represents inappropriate change of use of the land from paddock to residential, and would be detrimental to the visual amenities of the area. Warfield

Parish Council has noted the permission for planning application 04/00860/FUL (now Rose House) and also the dismissal of the appeal against refusal of planning application 13/01069/LDC in making its recommendation

*16/00569/FUL 43 Huson Road, Warfield – Recommend refusal*

Proposal: Erection of first floor front extension with dormer window, erection of front porch, installation of window on western elevation and conversion of garage into habitable accommodation.

Reasons:

1. Loss of landscaping and detrimental to the street scene
2. Parking provision not sufficient to BFC parking standards

*16/00606/LDC Land Adjacent To Yard and Buildings Warfield Park Warfield – considered no objection*

Proposal: Application for a certificate of lawfulness for the existing use of buildings and adjoining land as a B1 use class (re-submission of 14/01139/LDC).

*16/00602/PAH9 Kent Folly, Warfield – Considered no objection*

Proposal: Application for prior approval for the erection of single storey rear extension and internal alterations.

*16/00143/TRTPO Oak House 18 Saxon Drive Warfield – Recommend refusal*

Proposal: TPO 450 - Application to prune 1 tree

Reasons:

1. Tree has high visual amenity
2. 4m crown lift seems excessive
3. 20% limb reduction seems excessive

*16/00144/TRTPO Whitegrove Copse Next To 31 Top Common Warfield – Considered no objection*

Proposal: TPO 186 - Application to fell 1 tree.

**P205. Bracknell Forest Council Planning Committee**

There were no items to report.

**P206. Correspondence for information**

- a. An application had been received from the Royal Borough of Windsor & Maidenhead (16/02037) concerning Badgers Mead, Maidenhead Road, Hawthorn Hill. The committee had no comments to make on this application.
- b. The committee was advised of a copy of a letter sent by Mr Brandt of Forest Road to the developers following the Newell Green consultation.
- c. The committee were advised of the proposed street numbering for Parfit Keep.

- d. The committee were advised of the proposed address for The Barn at Church Lane.

**P207. Ongoing issues**

- a. Royal Berkshire Fire & Rescue Service Consultation – carried over to the next meeting.
- b. Bracknell Forest Draft Local Plan – Members to review comments made by Cllr Fitzwilliams.
- c. CIL and S106 contributions – nothing to report.
- d. Current and potential enforcement cases – nothing to report.

**P208. Date of next meeting**

The next meeting will be on Monday 18 July 2016.

**P209. Closure of the meeting**

There being no further business the meeting closed at 8.47pm.