

MINUTES OF THE MEETING OF THE PLANNING & TRANSPORT COMMITTEE

Held on **Monday 8 August 2016** at **7.45pm** in the Parish Office

Present:

Councillors Ms Healy (Chair), Fitzwilliams, Dr Haffegge, Jones and Thorin.

In attendance:

Cllr Ms Gierth, Jason Mawer - Parish Clerk

P221. Apologies for absence

There were no apologies received.

P222. Declarations of interest

No declarations were made.

P223. Minutes of the previous meeting held on 18 July 2016

The Clerk was asked to amend the minutes of 18 July 2016 The amendments were to section P214 list 26/16 application 16/00579/FUL so the reason read 'like to see mitigation in the survey remaining' and to list 28/16 application 16/00689/PAA to include the missing observation.

P224. Matters arising

No submission was made as part of the RBFRS consultation. The Clerk submitted the committee response to the BFC Local Plan.

The Clerk was asked to check the CIL details for Derryquin.

Cllr Jones briefly left the meeting

P225. Planning and tree application recommendations (lists 29/16-31/16)

LIST 29/16

16/00672/FUL - *Westfield Lodge, Forest Road, Hayley Green*

Considered no objection

Proposal: Erection of two storey side and rear extension and single storey side extension with internal modifications

16/00685/FUL - *Sealkryle, 75 Westmorland Drive, Warfield*

Recommend refusal

Proposal: Erection of single storey side and rear extension following demolition of existing conservatory

Reason: The side extension goes into the root protection zone of trees on common land

Cllr Jones returned to the meeting

16/00176/TRTPO - 5 Tarrant Green, Warfield

Considered no objection

Proposal: TPO 453 – Application to prune 1 tree

List 30/16

16/00678/FUL - 3 Wellingtonias, Warfield Park

Further guidance required

Proposal: Erection of double garage

Members asked the Clerk to confirm with the planners if the new parking standards applied for Warfield Park. If the standards were to be applied the application would be recommended for refusal, if the standards do not apply the application would be considered no objection. The Clerk will circulate the response to members to confirm the decision.

(It was confirmed that the parking standards do not apply to Warfield Park so the decision was recorded as **considered no objection**)

16/00692/FUL - Badgers Mead, Maidenhead Road, Warfield

Considered no objection

Proposal: Erection of a 1 no. new dwelling and garage following demolition of existing dwelling and outbuildings and new entrance gates with piers.

16/00695/FUL - 10 Priory Lane Warfield

Considered no objection

Proposal: Erection of single storey rear extension following demolition of conservatory

16/00729/PAH- 19 Burnt House Gardens Warfield

Considered no objection

Prior approval for the erection of a rear conservatory.

LIST 31/16

The following applications were considered together:

16/00682/FUL - 10A Wellingtonias Warfield Park

Proposal: Erection of a detached single garage

16/00683/FUL - 10B Wellingtonias Warfield Park

Proposal: Erection of a detached single garage

16/00684/FUL - *7B Wellingtonias Warfield Park*

Proposal: Erection of a detached single garage

As per application 16/00678/FUL on list 30/16 members members asked the Clerk to confirm with the planners if the new parking standards applied for Warfield Park. If the standards were to be applied the applications would be recommended for refusal, if the standards do not apply the applications would be considered no objection. The Clerk will circulate the response to members to confirm the decision.

(It was confirmed that the parking standards do not apply to Warfield Park so the decision on each application was recorded as **considered no objection**)

16/00719/FUL - *Limus Haus 58 Westmorland Drive Warfield*

Considered no objection

Proposal: Erection of a first floor side extension

16/00184/TRTPO - *92 Horatio Avenue Warfield*

Recommended refusal

Proposal: TPO 393 – Application to prune 1 tree

Reason: members believed the application should not have been validated as the extent of the works was not indicated. Members viewed the tree and its size and appearance does not indicate why the reason for these works. The tree provides visual amenity.

16/00188/TRTPO - *15 Priory Lane Warfield*

Recommended refusal

Proposal: TPO184 – Application to prune 1 tree

Reason: members inspected the tree and do not believe that roadside clearance is necessary as well as the extent of the works not being clear. The crown lift appears excessive and members would like the tree officer to give guidance and an opinion.

P226. Bracknell Forest Council Planning Committee

16/00689/PAA the application for Nuptown Piggeries would be considered by the BFC Planning Committee on 18 August. The Clerk was asked to ensure the parish council view had been circulated to Cllrs Leake, Thompson and Ms Gaw.

P227. Correspondence and items for information

Members noted the communication received from Graham Moore.

Members noted the communication received from Olwen Fordham.

Members noted the communication received regarding street numbering at Lawrence Court.

Members noted the information regarding drainage for the allotment site received from BFC. Members asked the Clerk to write to Matt Lunn and ask that the council be involved in early formulation of the landscape plan for the area.

P228. Ongoing issues

- a. CIL and S106 contributions – there was no update to be delivered.
- b. Current and potential enforcement cases
Malt Hill House – The Clerk advised members that the accessway for construction was measure granted by the Inspector.

Land between Jigs Lane North & Strawberry Hill – The Clerk was asked to check that TPOs had been applied on the site

The Clerk advised members he would arrange for the list to be updated.

P229. Representative reports

Cllr Fitzwilliams expressed concern about the proposed crossing of the Greenway with West End Lane as only a bollard was proposed. The Clerk was asked to contact Berkeley Homes to see if a barrier could be an option.

P230. Date of next meeting

The next meeting will be on Tuesday 30 August 2016.

P231. Closure of the meeting

There being no further business the meeting closed at 9.10pm.