

Winkfield Parish Council

A Special Meeting of Planning and Highways

AGENDA

Dear Councillor

Your attendance is requested at a Special Meeting of Winkfield Parish Council to consider Planning and Highway Matters to be held in the Lounge at Carnation Hall, Chavey Down Road, RG42 7PA on Tuesday 3rd April 2018 at 7.30pm.

Members are reminded that they should be able to make an informed contribution to discussion on planning applications within the Ward they represent. It is necessary for all Parish Councillors to view the plans on the Council Web Site (www.bracknell-forest.gov.uk).

Members should note that in the event of the fire alarm going off, they should make their way quickly to the fire exits, either via the frontdoor or through the kitchen and out through the door to the grounds and make their way to the fire assembly point in the car park.

Yours sincerely

Annemarie Edwards
Clerk to the Council

This meeting will be conducted strictly in accordance with Standing Orders as adopted by Council in July 2017. In particular, all Councillors are reminded to acquaint themselves with paragraphs 11 (Rules of Debate) and 14 (Respect for the Chair).

In order to avoid interruptions to the business of the Council, Councillors, officers and members of the public are requested to ensure that mobile phones are switched off before the commencement of the meeting.

Prior to the commencement of the meeting a time not exceeding 10 minutes is available to the public to address the Members of the Council on any matter and within the Council's responsibility or which affects its area.

Committee Members : All Councillors

01 APOLOGIES FOR ABSENCE

Councillors are asked to personally notify the Clerk to the Council by midday of the day of the meeting of any intended absence together with the reason for the absence. This information will be noted in the minutes of the meeting.

02 DECLARATIONS OF INTEREST

Members are required to declare any personal or prejudicial interests in relation to any items on the agenda.

04 . 3	18/00048/TRTPO	Plot Ref :- 12/2018	Type :- TRTPO
	Applicant Name :- Johnson, Daniel		Date Received :- 22/03/2018
	Parish :- Ascot		Date Returned :-
	Location :- Sunrise Birch Lane Ascot	Agent	Shinobu Cooper
	Proposals :- Ascot		
	TPO 606 - Application to fell and prune trees		
	Observations :- The working party felt that this application required some clarification. Cllr Mrs Michie will therefore visit the site and report to the Council accordingly.		
04 . 4	18/00049/TRTPO	Plot Ref :- 13/2018	Type :- FULL
	Applicant Name :- Pederson, Neville		Date Received :- 29/03/2018
	Parish :- Crown Wood		Date Returned :-
	Location :- 33 Axbridge Bracknell	Agent	Phil Gritten
	Proposals :- Forest Park TPO 107 - Application to fell 3 trees.		
	Observations :- To be considered: WPC leave determination of this matter to the expertise of the officer.		
04 . 5	18/00051/TRTPO	Plot Ref :- 13/2018	Type :- TRTPO
	Applicant Name :- Fazel, Lisa		Date Received :- 29/03/2018
	Parish :- Crown Wood		Date Returned :-
	Location :- 12 Crofton Close Bracknell	Agent	Phil Gritten
	Proposals :- Forest Park TPO 106 - Application to fell 1 tree.		
	Observations :- To be considered: WPC leave determination of this matter to the expertise of the officer.		
04 . 6	18/00109/FUL	Plot Ref :- 11/2018	Type :- FULL
	Applicant Name :- Harvey, Mr Mark		Date Received :- 15/03/2018
	Parish :- W&C		Date Returned :-
	Location :- Top Folly 67 Locks Ride Ascot	Agent	Matthew Miller
	Proposals :- Winkfield And Cranbourne		
	Erection of detached four bedroom dwelling following demolition of existing bungalow.		
	Observations :- Observation: WPC has no objection to the proposals but would ask that good control be maintained during construction to minimise impact on the residents of neighbouring properties.		

04 . 14	18/00214/FUL	Plot Ref :- 10/2018	Type :- FULL
	Applicant Name :- Bussey, AJ and SM	Date Received :- 08/03/2018	
	Parish :- W&C	Date Returned :-	
	Location :- Westwood	Agent	
	Winkfield Lane		
	Winkfield		
	Proposals :-	Erection of part single storey, part two storey 3no. bedroom dwelling and 3 vehicle car barn, new vehicular access and change of use of land following demolition of existing house and studio.	
	Observations :-	Observation: WPC feel that an informed comment on this application is difficult to provide without sight of the highways report, but have no objection provided that the application complies with all applicable Green Belt legislation.	
04 . 15	18/00216/FUL	Plot Ref :- 12/2018	Type :- FULL
	Applicant Name :- Brockenhurst Homes	Date Received :- 22/03/2018	
	Parish :- W&C	Date Returned :-	
	Location :- Dunmore	Agent Shannon Kimber	
	Lovel Road		
	Winkfield		
	Proposals :-	Winkfield And Cranbourne	
		Erection of single storey rear extension.	
	Observations :-	No objection.	
04 . 16	18/00219/FUL	Plot Ref :- 11/2018	Type :- FULL
	Applicant Name :- Munden, Mr Paul	Date Received :- 15/03/2018	
	Parish :- Ascot	Date Returned :-	
	Location :- High Views 54	Agent Olivia Jones	
	King Edwards Road		
	Ascot		
	Proposals :-	Ascot	
		Erection of a single storey rear extension following demolition of existing conservatory.	
	Observations :-	No objection.	
04 . 17	18/00221/FUL	Plot Ref :- 10/2018	Type :- FULL
	Applicant Name :- Trapnell, Mr and Mrs A & M	Date Received :- 08/03/2018	
	Parish :- Ascot	Date Returned :-	
	Location :- Forest Edge	Agent	
	17 Prince Consort Drive		
	Ascot		
	Proposals :-	Installation of 2 no. dormers to south elevations and 2 no. roof lights to North elevation (Resubmission 17/01213/FUL).	
	Observations :-	No objection.	

04 . 18	18/00224/FUL	Plot Ref :- 10/2018	Type :- FULL
	Applicant Name :- Simmons, Mr Scott		Date Received :- 08/03/2018
	Parish :- Ascot		Date Returned :-
	Location :- Land adj Silver Trees	Agent	
	Birch Lane		
	Ascot		
	Proposals :-	Erection of detached 4 bedroom dwelling.	
	Observations :-	Recommended refusal: This proposal is so far out of keeping with the area that it will effect a fundamental change to the character of the area. Furthermore, WPC does not support the loss of trees.	
04 . 19	18/00230/FUL	Plot Ref :- 11/2018	Type :- FULL
	Applicant Name :- Morrison, Mrs Greta		Date Received :- 15/03/2018
	Parish :- W&C		Date Returned :-
	Location :- Royal Berkshire Polo Club	Agent Paul Corbett	
	North Street		
	Winkfield		
	Proposals :-	Winkfield And Cranbourne	
		Replacement of existing gates and piers, and alterations to driveway.	
	Observations :-	No objection.	
04 . 20	18/00231/FUL	Plot Ref :- 12/2018	Type :- FULL
	Applicant Name :- Dickson, Mr & Mrs		Date Received :- 22/03/2018
	Parish :- Ascot		Date Returned :-
	Location :- 4	Agent Matthew Miller	
	Beechwood Close		
	Ascot		
	Proposals :-	Ascot	
		Erection of part single, part two storey side extension and single storey front extension, including conversion of existing attached garage.	
	Observations :-	Recommended refusal: WPC does not support the loss of garages. If the officer is minded to approve the application WPC would ask that it be ensured that there is no loss of amenity to neighbouring properties during or after construction.	
04 . 21	18/00239/FUL	Plot Ref :- 12/2018	Type :- FULL
	Applicant Name :- Kelly, Mr Derek		Date Received :- 22/03/2018
	Parish :- Ascot		Date Returned :-
	Location :- 122	Agent Antara Kumar	
	Blackmoor Wood		
	Ascot		
	Proposals :-	Ascot	
		Erection of single storey flat roof rear extension.	
	Observations :-	Observation: WPC has no objection to the proposal but would ask that a clear construction plan be put in place for lorries and parking to ensure that there is no impact to neighbours, particularly in	

04 . 28	18/00263/FUL	Plot Ref :- 12/2018	Type :- FULL
	Applicant Name :- Martin Mr&Mrs Lesley & Kusum	Date Received :- 22/03/2018	
	Parish :- W&C	Date Returned :-	
	Location :- 7	Agent Matthew Miller	
	Dianthus Place Winkfield Row		
	Proposals :- Winkfield And Cranbourne		
	Erection of two storey front, first floor side and single storey side extensions		
	Observations :-	WPC feels that this is an overdevelopment which is out of keeping with the character of the local area. WPC feels that the parking provision is still insufficient and furthermore is concerned about the loss of trees.	
04 . 29	18/00267/FUL	Plot Ref :- 13/2018	Type :- FULL
	Applicant Name :- Cash, Mr F	Date Received :- 29/03/2018	
	Parish :- Ascot	Date Returned :-	
	Location :- 7	Agent Michael Ruddock	
	Prince Albert Drive Ascot		
	Proposals :- Ascot		
	Conversion of agricultural barn to 8no. duplex residential apartments (4no. x 4 bedroom and 4no. x 3 bedroom) with associated parking, bin store and cycle storage.		
	Observations :-	Recommended refusal: The proposal is an overbearing overdevelopment in the Green Belt which is out of keeping with the character of the area.	
04 . 30	18/00274/FUL	Plot Ref :- 13/2018	Type :- FULL
	Applicant Name :- O'Connor, Mr S	Date Received :- 29/03/2018	
	Parish :- Ascot	Date Returned :-	
	Location :- Bodens Cottage	Agent Michael Ruddock	
	Bodens Ride Ascot		
	Proposals :- Ascot		
	Section 73 application for the variation to condition 2 (approved plans) to planning permission 17/01157/FUL for the erection of a four bedroom dwelling following demolition of the existing dwelling. (To incorporate a basement level).		
	Observations :-	No objection.	
04 . 31	18/00276/FUL	Plot Ref :- 12/2018	Type :- FULL
	Applicant Name :- Bodley-Scott, Mr Richard	Date Received :- 22/03/2018	
	Parish :- W&C	Date Returned :-	
	Location :- Woodcote	Agent Shannon Kimber	
	Chavey Down Road Winkfield Row		

06 PLANNING APPEALS

A. New Appeals

No new appeals received

B. Outstanding Appeals

i.

Site Address: New Lodge, Drift Road, Winkfield, SL4 4RR
Proposal: Erection of equipment store and stable building with horse exercising area following demolition of existing outbuildings.
Refs: APP/R0335/W/17/3188364 17/00423/FUL
To be Dealt With By: Written Representations

ii.

Site Address: 76 Chisbury Close, Bracknell
Proposal: Erection of a 1.95m fence and change of use of amenity land to private garden (part retrospective).
Refs: APP/R0335/W/17/3189362 17/00525/FUL

C. Decided Appeals

No appeals decided.

07 TREE PRESERVATION ORDERS

i. Tree Preservation Order 1267, Land at and adjacent to 38 & 44 Locks Ride, Winkfield.

08 BRACKNELL FOREST COUNCIL

The next meeting of the BFC Planning and Highways Committee will be held on 20th April 2017.

09 CURRENT ISSUES

Councillors are invited to provide relevant updates on current issues as follows:

- a. BFC Local Plan
- b. Drainage and Sewerage
- c. Community Infrastructure Levy

10 HIGHWAYS MATTERS

No highways issues have arisen for the attention of the Council.

11 CORRESPONDENCE

WPC has been provided with a copy of a letter from the Borough Solicitor regarding the listing of the Royal Hunt as an Asset of Community Value, advising that The Royal Hunt Pub will lose its ACV status.