



# Bray Parish Council

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## **MINUTES OF THE MEETING OF THE PLANNING COMMITTEE OF BRAY PARISH COUNCIL HELD AT 7.30PM ON MONDAY 10<sup>th</sup> May 2010 AT THE BRAYWOOD MEMORIAL HALL, FIFIELD ROAD, FIFIELD, BERKS**

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<b>PRESENT:</b>	Cllr C Graham - Chairman
Alexander Ward:	Cllr H Howard
Bray Ward:	Cllrs C Aspey, M Pierce, M Hornby
Dedworth Ward:	Cllr G Smith
Holyport Ward:	Cllrs Coppinger, P Janikoun, N Basterfield
	Cllrs A Monks, C Langridge
Oakley Green & Fifield:	Cllrs G Annetts, J Foulger
	The Clerk - Mrs J Eden-Bagley

### **78/2010. HEALTH AND SAFETY INTRODUCTION**

Cllr Graham opened the meeting with the usual Health and Safety advice in respect of our attendance in the Braywood Memorial Hall.

### **79/2010. APOLOGIES FOR ABSENCE AND DECLARATION OF INTERESTS**

Apologies for absence were received from Cllr Elvin. No interests were declared.

### **80/2010. TO APPROVE THE MINUTES OF THE PREVIOUS PLANNING MEETING**

The minutes of the Planning Meeting held on the 12<sup>th</sup> April 2010 were signed as a true record.

### **81/2010. PROPOSALS FOR COUNCILLORS' FORUM**

Cllr Aspey – Travellers Sites  
Cllr Annetts – Goods Vehicle Operator Licensing

### **82/2010. CONSIDERATION OF APPLICATIONS**

Applications were considered as at Appendix A:

10/00724 - Alteration and extension to existing outbuilding and new house for house manager and staff accommodation as approved under planning permission 09/01971/FULL without complying with condition 4 of that permission so that the existing staff flat within the principal nursing home building shall not be used for staff accommodation without the prior written approval of the local planning authority at Foxleigh Grove Nursing Home, Forest Green Rd, Holyport

Cllr Basterfield reminded Members the application had been granted with conditions and this was an alteration to the clause. Cllr Basterfield proposed recommendation for approval, which was seconded by Cllr Hornby and AGREED on a vote of 12 in favour and 1 against.

A member of the public joined the meeting at 7.40 with an interest in application no. 10/00653, which was then brought forward for discussion.

10/00653 - Two storey rear/side part single storey rear extension at 2 Gadbridge Cottages, Forest Green Rd, Holyport

Cllr Foulger presented the plan and outlined the position of the extension and proximity to the boundary. Cllr Foulger proposed recommendation for approval, which was seconded by Cllr Annetts and AGREED on a vote of 10 in favour and 2 abstentions.

The member of the public left the meeting at 8pm and the Committee continued with the remaining Agenda items.

10/00714 - Raising of part of roof and loft conversion with front 'eyebrow window', rear dormers and roof lights at Hay Hill Farm Ascot Road Maidenhead

Cllr Basterfield presented the plan and advised Members that pre-planning advice had been sought from the RBWM. As there is no change to the floor plan or any other concerns, Cllr Basterfield proposed recommendation for approval. This was seconded by Cllr Hornby and AGREED on a vote of 12 in favour and 1 abstention.

10/00815 - Application to determine whether prior approval is required for the siting and design of a DSLAM Broadband Cabinet at Land Adjacent To 5 Hearne Drive, Holyport

Cllr Basterfield explained the location of the cabinet and proposed recommendation for approval. This was seconded by Cllr Annetts and AGREED on a vote of 12 in favour and 1 abstention.

10/00744 - New double garage with bedroom above, including ground floor link to existing house at Hunters Lodge, Warfield, Bracknell

Cllr Basterfield presented the plan which is to replace a single storey Garage with a double storey extension. The members discussed the application and Cllr Basterfield proposed recommendation for approval which was seconded by Cllr Janikoun. This proposal was REJECTED on a vote of 2 in favour and 11 against. Further debate took place on a number of issues which include the proximity to the boundary. After a further debate, Cllr Annetts proposed recommendation for refusal on the following grounds:

- Over development and impact on the openness of the Green Belt (GB1, GB2)
- Proximity to the boundary
- Terracing & amassing effect which will impact the Street scene

The proposal was seconded by Cllr Foulger and AGREED on a vote of 11 in favour and 2 against.

10/00872 - Erection of a side covered way/canopy (Retrospective) at 7 The Fieldings, Holyport

Cllr Basterfield presented the plan and proposed recommendation for refusal on the same grounds as the previously submitted application 09/02702. This will have an adverse affect on the neighbour's property (H14) and the construction is out of keeping with the area. The proposal was seconded by Cllr Pierce and AGREED on a vote of 9 in favour and 3 against.

This concluded the plans for Holyport Ward and Cllr Basterfield presented his apologies and left the meeting at 8.10pm

10/00663 - Two storey side extension with new Chimney 18 Stewart Close Fifield

Cllr Annetts presented the plan and a number of issues were discussed. Cllr Annetts proposed recommendation for refusal on the following grounds:

- Overbearing development (38% increase)
- Less than 1 metre to the boundary
- Juliet Balcony is out of keeping with the Street Scene (H14)
- Potential impact on the roots of mature Trees by foundations
- Unneighbourly to nearby residents

The proposal was seconded by Cllr Monks and AGREED on a vote of 7 in favour and 3 abstentions.

10/00685 - Detached timber Garden Room at Rickham House, High Street Bray

Cllr Aspey presented the plan and explained the size and locations of the Garden Room. Cllr Aspey proposed recommendation for approval which was seconded by Cllr Monks and unanimously AGREED.

10/00863 - Construction of a conservatory to the north elevation at 55 Windsor Road

Cllr Aspey outlined the plans and recommended as Delegated Approval.

10/00707 - First floor side extension and pitched roof over existing at 78 Priors Way Maidenhead

Cllr Aspey outlined the plans and recommended as Delegated Approval.

10/00787 - Erection of brick entrance piers at Hill House Ferry Road, Bray

Cllr Aspey reminded Members that a previous application for Wall and Fencing had been approved. Cllr Aspey outlined the current application and proposed recommendation for approval. The proposal was seconded by Cllr Hornby and unanimously AGREED. The Clerk was asked to clarify the condition associated with the original application.

10/00791 - Alterations and replacement of existing windows and doors at Hill House Ferry Road, Bray

Cllr Aspey presented the plan and proposed recommendation for approval, which was seconded by Cllr Langridge and AGREED on a vote of 12 in favour and 1 abstention.

**83/2010. PLANNING DECISIONS AND NOTIFICATION OF DECISIONS ON APPEALS**

A list as at Appendix B had been circulated to Councillors in advance of the meeting.

**84/2010. REPORT ON ENFORCEMENT MATTERS WITHIN THE PARISH**

A report was given by the Clerk as at Appendix C.

**85/2010. ACTION UPDATE**

Wayside Stables

The Clerk reported that whilst this is in the court system, no date has been scheduled as yet.

**86/2010. COUNCILLORS' FORUM**

Cllr Aspey gave a verbal report on an article from the Daily Mail relating to the rights of Travellers.

Cllr Annetts gave a verbal report on the process for granting and monitoring Goods Vehicle Operator Licensing.

**87/2010. DATE OF NEXT MEETING**

Monday 7<sup>th</sup> June at 7.30pm in the Braywood Memorial Hall.

The meeting closed at 9.00pm