



Bray Parish Council

MINUTES OF THE MEETING OF THE PLANNING COMMITTEE OF BRAY PARISH COUNCIL HELD AT 7.30PM ON MONDAY 7TH NOVEMBER 2011 AT THE BRAYWOOD MEMORIAL HALL, FIFIELD ROAD, FIFIELD, BERKS.

PRESENT:

Alexander Ward:	Cllr H Howard
Bray Ward:	Cllrs M Pierce, C Graham, D Mellor, S Adams
Holyport Ward:	Cllr Kneen – Chairman Cllrs P Janikoun, R Bowyer
Oakley Green & Fifield Ward:	Cllr J Foulger The Clerk - Mrs J Eden-Bagley 6 members of the public

206/2011. HEALTH AND SAFETY INTRODUCTION

Cllr Kneen proceeded with the usual Health and Safety advice in respect of our attendance in the Braywood Memorial Hall.

207/2011. APOLOGIES FOR ABSENCE AND DECLARATION OF INTERESTS

Apologies for absence were received from Cllr Monks, Cllr Elvin and Cllr Yates. Cllr Kneen declared a personal and prejudicial interest in respect of application 11/02743.

208/2011. TO APPROVE THE MINUTES OF THE PREVIOUS PLANNING MEETING

The Minutes of the Planning Meeting held on the 3rd October 2011 were approved and signed as a true record.

209/2011. PROPOSALS FOR COUNCILLORS' FORUM

Cllr Graham - Bray Parish Neighbourhood Plan (BPNP) and Bayfield Stables
Cllr Janikoun – Enforcement of planning regulations

210/2011. CONSIDERATION OF APPLICATIONS

Applications were considered at Appendix A. A number of plans were brought forward to accommodate attending members of the public.

Planning No.	Applicant/ Officer	Address	Proposal	Vote
11/02743	Douglas-Hiley/ Bowen	2 Elm Cottages Holyport Street SL6 2JU	First floor rear extension	Proposer: Cllr Janikoun Seconder: Cllr Graham Vote: unanimous
	BPC:	Cllr Janikoun presented the plans and reported there has been 4 letters of objection. A local resident then addressed the committee and objected to the application. The committee voted on the application which was to recommend for refusal as this is inappropriate development in the conservation area.		

Cllr Kneen rejoined the meeting at 7.50pm and thanked Cllr Foulger for his assistance in chairing the meeting.

11/02772	King/ Richardson	1 Stewart Close Fifield SL6 2PD	Installation of 9 photovoltaic solar panels	Proposer: Cllr Howard Seconder: Cllr Janikoun Vote: unanimous
	BPC:	Cllr Howard presented the plans and the applicant addressed the committee in support of the application. The committee voted on the application which was to recommend for approval.		

4 members of the public left the meeting at 8pm.

11/02782 LBC	Frohnsdorff/ Sharman	Chauntry House High Street Bray SL6 2AB	Consent to erect a timber close boarded fence and 2 brick piers (retrospective) and the proposed installation of false timber gate with side lamps and reduction in height of piers. Replace existing wrought iron entrance gates with timber gates together with the cladding of existing entrance walls and piers with reclaimed brick slips and lime mortar and replacement wall mounted lamps.	Proposer: Cllr Graham Seconder: Cllr Pierce Vote: 5 in favour 2 against 1 abstention
	BPC:	Cllr Graham presented the plans and the applicant addressed the committee in support of the application. The committee then voted on the application which was to recommend for approval.		

The remaining members of the public left the meeting at 8.10pm.

11/02874	Hazley/ Sharman	Braydene End Ferry Road SL6 2AT	Single storey side/rear extension	Proposer: Cllr Graham Seconder: Cllr Pierce Vote: 8 in favour 0 against 1 abstention
	BPC:	Recommended for approval.		
11/02777	Goggin/ Byrne	Autodata Unit 4 & 5 Priors Way Ind Est Priors Way SL6 2HP	Installation of a standby generator with security cage	Proposer: Cllr Graham Seconder: Cllr Janikoun Vote: unanimous
	BPC:	Recommended for approval.		
11/02677 LBC	Robertson/ Byrne	Rickham House High Street SL6 2AH	Consent to enlarge garage and door with associated internal alterations	Proposer: Cllr Graham Seconder: Cllr Mellor Vote: unanimous
	BPC:	Recommended for refusal as the garage door design does not fit with the house or the street scene. The Parish Council would like to suggest a re-submission based upon a more compatible design of the garage door with the street scene.		

11/02676	Robertson/ Byrne	Rickham House High Street SL6 2AH	Enlargement of the garage	Proposer: Cllr Graham Seconder: Cllr Mellor Vote: unanimous
	BPC:	Recommended for refusal as the garage door design does not fit with the house or the street scene. The Parish Council would like to suggest a re-submission based upon a more compatible design of the garage door with the street scene.		
11/02912	Jones/Bowen	Brayfield Farm Windsor Road Water Oakley SL4 5UJ	Construction of a detached dwelling to provide agricultural workers accommodation to replace existing mobile home	Proposer: Cllr Janikoun Seconder: Cllr Kneen Vote: unanimous
	BPC:	Recommended for refusal in accordance with GB2, inappropriate development in the Green Belt and its too large. Note: If RBWM are minded to approve the application the Parish Council request that any S106 contributions are used for Public Open Space or Community Halls in the Parish of Bray.		
11/02838 VAR	Monticello/ Smith	New Lodge Drift Road SL4 4RR	Discharge of planning obligation made in 1982 in respect of management of the land and buildings comprising New Lodge	Proposer: Cllr Howard Seconder: Cllr Kneen Vote: 6 in favour 1 against 2 abstentions
	BPC:	No comment.		
11/02747	Gurmukh/ Carey	Birch Grove Tarbay Lane SL4 4QG	Water hole for grazing animals	Proposer: Cllr Howard Seconder: Cllr Adams Vote: 4 in favour 4 against 1 abstention
	BPC:	Cllr Howard presented the application and proposed recommendation for approval. The committee took a vote and as this was a hung decision Cllr Kneen cast the Chairman's vote which was to maintain the status quo and the motion was not carried. Cllr Pierce put forward an alternative proposal and the committee voted to recommend for refusal as the need for a watering hole is not proven. This motion was carried.		
11/02106	Fry/Benzie	King Edward Cottage River Road Willows Riverside Park SL4 5TH	Insertion of a front dormer window and 3 side dormer windows (retrospective)	Proposer: Cllr Graham Seconder: Cllr Mellor Vote: unanimous
	BPC:	Recommended for approval.		

Cllr Foulger took the chair whilst Cllr Kneen presented the plans for Holyport.

11/02943	Payne/Sharm an	Foxley Green Farm Ascot Road SL6 3LA	Change of use from agricultural to equestrian and erection of a covered horse walker unit	Proposer: Cllr Kneen Seconder: Cllr Graham Vote: 7 in favour 1 against 1 abstention
	BPC:	Recommended for approval.		
11/02897	Russell/ Richardson	Land At Sarnia Stroud Farm Road	Construction of a 1 bedroom bungalow	Proposer: Cllr Kneen Seconder: Cllr Howard Vote: 8 in favour 0 against 1 abstention
	BPC:	Recommended for refusal as this is a cramped form of development due to the narrow width of the plot. In addition it will cause damage to the amenities of the area, contrary to policies DG1, H10, H11. Note: If RBWM are minded to approve the application the Parish Council request that any S106 contributions are used for Public Open Space in the Parish of Bray.		

211/2011. PLANNING DECISIONS AND NOTIFICATION OF DECISIONS ON APPEALS.

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

212/2011. REPORT ON ENFORCEMENT MATTERS WITHIN THE PARISH

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

213/2011. ACTION UPDATE

Green Belt Development

The Clerk reported that arrangements are being made for Kevin McGill to talk about Green Belt Development at a future planning meeting.

Traveller Sites

The Clerk reported that Cllr Elvin is preparing a letter to RBWM about the long term strategy for Traveller Sites.

214/2011. COUNCILLORS' FORUM AND CORRESPONDANCE

Cllr Graham - Bray Parish Neighbourhood Plan (BPNP) and Bayfield Stables

Cllr Graham gave a verbal update on the Bray Parish Neighbourhood Plan and the three launch events which will take place on 17th November in Bray Village Hall, 25th November in Braywood Hall and 1st December in Holyport Hall.

Cllr Graham reported that a local resident had been in touch with concerns about Bayfield Stables and the Traveller Site. Cllr Graham explained the local resident the planning process and results of the appeal which was allowed.

Cllr Janikoun – Enforcement of planning regulations

Cllr Janikoun made reference to an extension which was approved with the condition that materials must match those of the exiting building. Unfortunately, this condition was not met and different materials were used. Members discussed the enforcement of such conditions and it was generally agreed that any issues should reported to the planning department.

RWBM Planning Decision Notices

The Clerk outlined the current process for the daily publication of decisions notices which are sent in the post. RBWM are proposing to send the notices out on a weekly basis and have asked Parish Councils to comment. After a short discussion, there was general agreement to this proposal.

215/2011. DATE OF NEXT MEETING

Monday 5th December 2011 at 7.30pm in the Braywood Memorial Hall.

The meeting closed at 9.45pm.