



# Bray Parish Council

## **MINUTES OF THE MEETING OF THE PLANNING COMMITTEE OF BRAY PARISH COUNCIL HELD AT 7.30PM ON MONDAY 30<sup>TH</sup> MARCH AT BRAYWOOD MEMORIAL HALL, FIFIELD RD, FIFIELD, BERKS.**

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### **PRESENT:**

Alexander Ward:	Councillor not present
Dedworth Ward:	Councillor not present
Bray Ward:	Cllrs C Graham, D Mellor, M Pierce
Holyport Ward:	Cllr L Kneen (Chair of Planning)
	Cllrs K Gallagher, P Janikoun, Cllr Wilson, Cllr Monks
Oakley Green & Fifield Ward:	Cllrs C Yates, N Pellew
	The Clerk – J Eden-Bagley
	2 members of the public (left the meeting at 7.55pm)

### **66/2015. HEALTH AND SAFETY INTRODUCTION**

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

### **67/2015. APOLOGIES FOR ABSENCE, DECLARATION OF INTERESTS AND DISPENSATIONS**

Apologies for absence were received from Cllr Elvin, Cllr Airey, Cllr Walters and Cllr Howard. The following declarations of interest were made and there were no dispensations:

#### **Personal:**

Councillor	Agenda Item/Planning Application No.	Interest
Cllr Gallagher	15/00232	The applicant is known to the councillor

#### **Pecuniary:**

None		
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### **68/2015. PROPOSALS FOR COUNCILLORS' FORUM**

No items were put forward.

### **69/2015. TO APPROVE THE MINUTES OF THE PREVIOUS PLANNING MEETING**

The Clerk reported on the following changes to the draft minutes:

- Cllr Janikoun recorded three application numbers in the declarations of interest register by mistake and this should only have been two applications. The Declaration of Interest on page 15 has been corrected to reflect applications 15/4440 and 15/00232.
- The date of the next meeting on page 17 was incorrectly stated as 2<sup>nd</sup> March 2015, which has been corrected to 30<sup>th</sup> March 2015

### **70/2015. CONSIDERATION OF APPLICATIONS**

One application was brought forward to accommodate attending members of the public.

Planning No.	Applicant/ Officer	Address	Proposal	Vote
15/00417	Moore/ Bowen	Land Adjacent Braybrook House River Gardens	Erection of 5 bedroom detached house and garage and modifications to site.	Proposed: Cllr Graham Seconded: Cllr Pierce Vote: 9 in favour 0 against 1 abstention
	BPC:	Recommended for refusal as this contravenes GB1, GB2, GB3, N2 and F1 as it exceeds the 30sqm limit for residential extensions in the floodplain. There are objections from a number of local residents.		

15/00673	Burke/Cox	182 Windsor Road SL6 2DW	Single storey front, side and rear extension, rear dormer to facilitate loft conversion, alterations to first floor side window and increased vehicle access to Windsor Road	Proposed: Cllr Graham Seconded: Cllr Janikoun Vote: 6 in favour 4 against 0 abstentions
	BPC:	Recommended for approval.		
15/00448	Consterdine/ Cox	5 Broadwater Park SL6 2UA	Single storey rear and part two storey side extension, conversion of garage in habitable accommodation	Proposed: Cllr Graham Seconded: Cllr Monks Vote: 9 in favour 0 against 1 abstention
	BPC:	Recommended for refusal as this is over development and exceeds the 30sqm limit for residential extensions in the floodplain.		
15/00213	Griffith/ Bowen	89 Tithe Barn Drive SL6 2DD	First floor side extension and two storey side/rear extension with addition of rear porch	Proposed: Cllr Graham Seconded: Cllr Gallagher Vote: 9 in favour 0 against 1 abstention
	BPC:	Recommended for refusal as this is over development and exceeds the 30sqm limit for residential extensions in the floodplain.		
15/00122	Puri/Bowen	37 The Bingham SL6 2ES	Two storey side, first floor side and single storey rear extensions	Proposed: Cllr Graham Seconded: Cllr Pellew Vote unanimous
	BPC:	Recommended for approval.		
15/00081	Herlihy/ Bowen	Stocks Old Mill Lane SL6 2BD	Front porch	Proposed: Cllr Graham Seconded: Cllr Mellor Vote: unanimous
		Recommended for approval.		
15/00835	Aitken/ Bowen	Orchard Farm Long Lane	Replacement dwelling and detached garage	Proposed: Cllr Monks Seconded: Cllr Graham Vote: Unanimous
	BPC:	Recommended for approval.		
15/00765	Bush/Dobey	Holyport Cricket Club Moneyrow Green	Single storey extension to south elevation for storage of machinery and equipment	Proposed: Cllr Monks Seconded: Cllr Gallagher Vote: unanimous
	BPC:	Recommended for approval.		
15/00695	Cox/Bowen	Littleholme Moneyrow Green SL6 2NA	Addition of new first floor to provide habitable accommodation, relocation of door and window with addition of porch on ground floor level and associated internal alterations	Proposed: Cllr Monks Seconded: Cllr Gallagher Vote: unanimous
	BPC:	Recommended for approval.		
15/00585	Ahmad/ Dobey	67 Moor End SL6 2YJ	Proposed rear conservatory	Proposed: Cllr Monks Seconded Cllr Kneen Vote: unanimous
	BPC:	Recommended for refusal as this is unneighbourly, obstructs light from the neighbouring property and contravenes DG1. Objection from local resident.		

15/00219	Essex/Bowen	Cedar Wood Moneyrow Green SL6 2NA	Part single storey, part two storey, part first floor rear extension with internal alterations and addition of pitched roof over existing front bay window. New entrance to dwelling with new entrance gate and piers	Proposed: Cllr Janikoun Seconded: Cllr Pellew Vote: unanimous
	BPC:	Recommended for approval.		
15/00522	Owen/ Goldberg	Brayfield Stables Windsor Road Water Oakley SL4 5UJ	Change of use of land for stations of caravans for residential purposes for 2 no gypsy pitches together with the formation of hardstanding and day rooms ancillary to the use. (Retrospective)	Proposed: Cllr Pellew Seconded: Cllr Graham Vote: unanimous
	BPC:	Recommended for refusal on the following grounds: - GB1 there are no special circumstances to build in the green belt. - GB2 this would reduce the openness of the green belt. - GB3 the application does not comply with infilling etc. - It is in the Flood Plain		
15/00434	Palmer/Pugh	Brookside Dedworth Road SL4 4LH	Replacement 4 bed dwelling	Proposed: Cllr Pellew Seconded: Cllr Yates Vote: unanimous
	BPC:	Recommended for approval.		

## **71/2015. PLANNING DECISIONS AND NOTIFICATION OF DECISIONS ON APPEALS.**

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

## **72/2015. REPORT ON ENFORCEMENT MATTERS WITHIN THE PARISH**

The Enforcement Report as at Appendix B had been circulated at the meeting.

## **73/2015. ACTION UPDATE**

### Planning Legislation

Cllr Wilson reported no update as yet. It was generally agreed that Cllr Wilson will email details to members.

### Update on the Windsor Rd Layby

Cllr Graham reported on a site meeting with the borough, Cllr Elvin and the Clerk to review the design, which must comply with disabled access legislation. The current design means the bus cannot pull-in completely and will still partially obstruct the A308. Therefore, the possibility of extending the layby, which would include relocating a drain cover, is under review by the borough,

### A330 Ascot Rd Safety Issues

The Clerk reported that following the meeting on 13<sup>th</sup> March with the borough and local residents, the funding for the reinstatement of the weight limit signs has been confirmed.

### 15/00229/FUL - Land at Felix Farm Fisheries

Cllr Kneen reminded members that the Parish Council objected to the original application, which was made 2 years ago, on the grounds of the increased heavy vehicle traffic through Holyport. Members considered this new application, which is a revision of 13/00869.

Decision: It was generally agreed that the Parish Council would re-submit the same objections as previously stated and report that weight limits are to be reinstated to protect areas of Holyport.

## **74/2015.COUNCILLORS' FORUM AND CORRESPONDENCE**

No councillor's forum or correspondence.

**75/2015 BRAY NEIGHBOURHOOD PLAN**

Cllr Graham suggested consideration be given to a joint meeting of the BPNP Steering Group and Bray Parish Council to review the comments from the consultation which has yet to take place.

Decision: This was generally agreed and Cllr Graham will make this proposal at the next meeting of the BPNP Steering Group.

**76/2015. DATE OF NEXT MEETING**

The next planning meeting will take place on Monday 27<sup>th</sup> April at 7.30pm in Braywood Memorial Hall.

The meeting closed at 9.20pm.