

FINCHAMPSTEAD PARISH COUNCIL
MINUTES OF A MEETING OF THE PLANNING COMMITTEE
held at 7.30pm on Wednesday 17th August 2022
By Teams Video Conference

PRESENT Cllr Cundy, Chair
Cllrs Bromley, Cornish, Marshallsay, Pearce and Veitch
Planning Committee Clerk, C. Cordell.

172/2022 APOLOGIES FOR ABSENCE

None received

173/2022 DECLARATION OF INTERESTS

Cllr Marshallsay declared an interest in Wildacre Lodge, Hollybush Ride (222261).

174/2022 MINUTES OF PREVIOUS MEETING

The minutes of the meeting held on 18th July were agreed as a true and correct record.
The minutes will be signed retrospectively by Cllr Cundy in due course.

PUBLIC PARTICIPATION

No members of the public attended.

175/2022 MATTERS ARISING FROM THE MINUTES AND OTHER MATTERS

There were no matters arising from the minutes.

176/2022 CURRENT PLANNING APPLICATIONS

The Committee considered 24 planning applications as detailed in Appendix A.

Cllr Cundy advised the Committee of the following additional planning information:

- Revised Plans Consultation: Fleet Hill Farm, Fleet Lane (193353)
Revised plans have been received for the above application which include a minor adjustment to a footpath. The footpath in question was shown to the Committee on the plans by the Planning Committee Clerk. We have been assured by the Planning Officer at Wokingham Borough Council (WBC) that this is the only change to these revised plans and that the detailed response prepared by The Cemex Working Group on behalf of The Parish submitted to WBC on 14th April 2022 still stands.
- Land adjacent to Blagrove Lane, Barkham (222306)
Concerns were raised by Cllr Pearce in relation to the above application for 350 dwellings in Barkham and its impact on Finchampstead. The Committee shared these concerns and have agreed to submit a response on behalf of The Parish outlining their objections.

177/2022 DECISIONS ON PLANNING APPLICATIONS

11 decisions on planning applications previously considered were reviewed as detailed in Appendix B. Cllr Cundy observed that all but 1 were in line with the Committees' comments.

In addition to the above, it was noted that approval was given at WBC's Planning Committee meeting on 10th August for the Reserved Matters application 220822, at Reading FC Training Ground, Park Lane, Barkham.

178/2022 APPEALS

New Appeals:

There were no new appeals.

Appeal Decisions:

23a Nine Mile Ride (212274): Appeal Hearing 26th July 2022

The Appeal is allowed subject to conditions, and the application for an award of costs is refused.

The application was for the proposed change of use of land for the siting of 2 no. Gypsy and Traveller pitches with associated parking.

The application was originally refused by WBC on 18th October 2021 and objected to by Finchampstead Parish Council (FPC) on the grounds that they believe there is already adequate Gypsy and Traveller pitches within the borough, and it is inappropriate back land development.

Appeal Updates:

- Land At And To The Rear Of 240 Nine Mile Ride (211889): Appeal hearing 2nd August
Cllr Marshallsay confirmed that he attended the above appeal hearing and reported his observations back to the Committee. He spoke on behalf of The Parish to reiterate our objections, along with WBC Cllrs R and C Margetts and a number of residents from Heath Ride, Wick Hill Lane and Nine Mile Ride.
The appeal was for non-determination of the above application which is for the construction of up to 32 dwellings. As yet there is no decision.
- Bracknell Forest Application (21/00478/OUT):
Proposal for 150 dwellings at Land West Of Wokingham Road and East Of Lower Church Road, Lower Church Road, Sandhurst.
The Planning Committee Clerk confirmed that a decision is still pending.

179/2022 TREE PRESERVATION ORDERS (TPO)

New TPO's

- TPO-1839-2022 served on trees in Woodland south and east of Little Moor, Park Lane W1, Woodlands: Trees of all species.
- TPO-1838-2022 served on T1, Oak on the front boundary at 251 Nine Mile Ride
- TPO-1862-2022 served on Trees at Garden Cottage, Wellingtonia Avenue
Trees of various species in 3 different demarcations in response to potential development and clearance of the land.

New applications for works to a tree/s covered by a TPO

- 59 Nine Mile Ride – TPO 1798/2021 A1 (221971):
T1, T2, T3 - Sweet Chestnuts - cut back over hanging branches
- Old Oak Cottage, Longwater Lane - TPO 120/1976 (222342):
T42, Oak - Crown reduction by 2 meters.
- **Application for works to a tree/s in a Conservation Area**
Avalon, Church Lane (222316):
T1, Walnut – Crown lift by 1-2m.
T2, Holly – Cut back 2 no. branches overhanging driveway by 0.5m.
T3, Lilac – Crown reduction by 0.5m.

180/2022 STREET NAMING AND NUMBERING

- 3 new dwellings have been registered at the Rear of Karalinga, Heath Ride (201990):
 - Willow Cottage, Heath Ride, Finchampstead, Wokingham, RG40 3QE
 - Orchard House, Heath Ride, Finchampstead, Wokingham, RG40 3Q
 - Oak Manor, Heath Ride, Finchampstead, Wokingham, RG40 3QE
- Finchwood Park – Phase 3:

WBC have received a naming and numbering application for the above and require 8 new road names. Cala homes are providing a wide range of ecological features on this phase, bird box, bat box and hedgehog fence gaps to every house and have made some suggestions in line with this. Following some discussion, the Committee's preference was to stick with 'birds' as a naming convention as they felt the alternatives for bats and hedgehogs were rather complicated and difficult to pronounce. The Planning Committee Clerk agreed to relay this feedback to the Street Naming and Numbering Department at WBC.

181/2022 FORUM

Cllr Cundy asked members of the Committee if they had anything further to discuss before bringing the meeting to a close.

182/2022 DATE OF THE NEXT MEETING

The next meeting will be held by Teams video conference on **Wednesday 14th September at 7.30pm.**

LOCAL GOVERNMENT ACT 1972 & PUBLIC BODIES (ADMISSION TO MEETINGS) ACT

1960: It was resolved that as publicity would be prejudicial to the public interest by reason of the confidential nature of the business to be discussed, the Press and Public would be excluded from the meeting during agenda item number **183/2022 Enforcement matters.**

These minutes are subject to confirmation at the next meeting of the Committee.