

**FINCHAMPSTEAD PARISH COUNCIL  
MINUTES OF A MEETING OF THE PLANNING COMMITTEE  
on Wednesday 15 November 2023 at 7.30pm  
FBC Centre, Gorse Ride North, Finchampstead RG40 4ES**

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**PRESENT** Cllrs R. Cundy, Chair; R. Marshallsay (Vice Chair).  
Cllrs S. Bromley, D. Cornish, P. Grainger, A. Grimshaw and G. Veitch.

**239/2023 APOLOGIES FOR ABSENCE**

All Councillors were present.

Apologies were received from C. Cordell (Planning Committee Clerk).

**240/2023 DECLARATION OF INTERESTS**

Cllr David Cornish declared that he is a member of the Planning Committee of Wokingham Borough Council (WBC) and would therefore restrict his participation to making observations, and would neither make any statement, nor vote, in favour or against any application. He indicated that he would withdraw from the meeting whilst applications 223528 and 232298 were considered due to his involvement with these in relation to the Finchampstead Neighbourhood Development Plan (FNDP).

**241/2023 MINUTES OF PREVIOUS MEETING**

The minutes of the meeting held on 18 October were agreed as a true record and were signed by Cllr Cundy (Chair).

**PUBLIC PARTICIPATION**

No members of the public attended.

**242/2023 MATTERS ARISING FROM THE MINUTES AND OTHER MATTERS**

The proposed quick reference guides for the FNDP policies and Material Considerations were reviewed by the Committee and, subject to a few minor alterations, will be circulated in time for the next Planning Committee meeting.

**243/2023 CURRENT PLANNING APPLICATIONS**

The Committee considered 16 planning applications as detailed in Appendix A.

Other Information

206 Nine Mile Ride (231643)

The above application was reported to WBC's Planning Committee on 8 November and was recommended for approval. The proposal is for the erection of a detached dwelling and outbuilding following demolition of the existing property.

Finchampstead's Planning Committee objected to this application on the following grounds:

- It is overdevelopment of the plot.
- The proposal is for a 3-storey house which is contrary to FNDP Policy D1, relating to building heights where the development of 3 storey (and above) housing will generally only be supported within the area of the Strategic Development Location (that part within Finchampstead Parish) and the Gorse Ride regeneration area.
- It is out of keeping with the street scene.

Cllr Marshallsay spoke against the proposal on behalf of the Parish Council maintaining that it is contrary to Finchampstead's Neighbourhood Development Plan (FNDP).

WBC's Planning Committee deferred their decision to their next planning meeting, pending a site visit by their committee members.

**Application for Goods Vehicle Operators Licence (GVOL):**

Longmoor Farm, Park Lane

Authorisation: 12 vehicle(s), 10 trailer(s)

No objections were raised by the Committee.

**244/2023 DECISIONS ON PLANNING APPLICATIONS**

10 decisions on planning applications previously considered were reviewed as detailed in Appendix B. Cllr Cundy observed that all but 2 were in line with the Committees' comments.

**245/2023 APPEALS****New Appeals:**

60 Kiln Ride (230830) - APP/X0360/D/23/3327815

Application for the proposed erection of a single storey front extension and conversion of the existing garage.

Refused by WBC on 31/05/23.

FPC Comments 17/05/23: The Council objects to this application on the grounds that the garage is in front of the building line contrary to Policy D3, 1b of the emerging FNDP, and is out of keeping with the street scene.

As this appeal is proceeding under the Householder Appeals Service, there is no opportunity to submit further comments. Existing comments will be considered.

**Appeal Decisions:**

There were no new appeal decisions to report.

**246/2023 TREE PRESERVATION ORDERS (TPO)****New TPO's:**

There were no new TPO's to report.

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

- 7 Little Fryth, TPO 325/1987, Woodland 1 (232546):
  - T1, Silver Birch – Crown reduction by approx. 2 metres in height and by 1m in lateral spread.
  - T2, Silver Birch – Fell to ground level.
  - T3, Silver Birch – Crown reduction by approx. 1.5m in height and by 1m in lateral spread.
  - T4, Scots Pine – Crown reduction by approx. 2.5m in lateral spread.
  - T5, Silver Birch – Crown reduction by approx. 2m in height and by 1m in lateral spread.The TPO sub-committee considered this application due to the felling of T2, and no objections were raised.
- Land to the front of 60 Jerry Moor Hill, TPO 1280/2008, T9, T1, Oak (T9 on TPO) (232571):
  - Remove epicormic growth up to a height of 3m above ground level; reduce canopy lateral growth; remove all deadwood greater than 50mm in diameter; remove 1 no. broken branch on the east side of the canopy.
- Robinson Crusoe Park, Park Lane, TPO 1367/2010, Woodland 1, Group 3 (232498):
  - Crown lift several Oaks to 5m, removing epicormic and reducing secondary growth.
  - T8, Oak (part of W1) - Fell to ground level.The TPO sub-committee considered this application due to the felling of T8, and no objections were raised.
- Land adjacent to 4 Booth Drive, TPO 674/1994, Group 1 (232651):
  - T1, Scots Pine – Fell to ground level.The TPO sub-committee considered this application due to the felling of T1, and no objections were raised.

**247/2023 STREET NAMING AND NUMBERING**

The Committee have been advised that the property previously known as Pine Platt, Heath Ride, has changed its name to Alba.

**248/2023 FORUM**

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

**249/2023 DATE OF THE NEXT MEETING**

The next meeting will be held on Tuesday 12 December 2023 at the earlier time of 4pm.

**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 **250/2023** Enforcement matters.

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