

**FINCHAMPSTEAD PARISH COUNCIL
MINUTES OF A MEETING OF THE PLANNING COMMITTEE
on Wednesday 21 February 2024 at 7.30pm
FBC Centre, Gorse Ride North, Finchampstead RG40 4ES**

PRESENT Cllrs R. Cundy (Chair); R. Marshallsay (Vice Chair)
Cllrs S. Bromley and P. Grainger.
Planning Committee Clerk, C. Cordell.

354/2024 APOLOGIES FOR ABSENCE

Apologies were received from Cllrs D. Cornish, A. Grimshaw and G. Veitch.

355/2024 DECLARATION OF INTERESTS

None were declared.

356/2024 MINUTES OF PREVIOUS MEETING

The minutes of the meeting held on 17 January were agreed as a true record and were signed by Cllr Cundy (Chair).

PUBLIC PARTICIPATION

No members of the public attended.

357/2024 MATTERS ARISING FROM THE MINUTES AND OTHER MATTERS

There were no matters arising.

358/2024 CURRENT PLANNING APPLICATIONS

The Committee considered 12 planning applications as detailed in Appendix A.

Other information

The Committee was informed of a Notice of Application for a Goods Vehicle Operators Licence (GVOL), from Hemans Skip Hire Limited at Greenacres Farm, Nine Mile Ride, for 2 vehicles.
No objections were raised by the Committee.

359/2024 DECISIONS ON PLANNING APPLICATIONS

10 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.

360/2024 APPEALS

New Appeals:

There were no new appeals to report.

Appeal Decisions:

Harts Leap Farm, New Mill Road: APP/X0360/W/23/3316036 (Planning ref 222146)

The development proposed is the erection of an agricultural building and stables with associated hardstanding and access.

This was refused by Wokingham Borough Council (WBC) on 15/11/22.

FPC Planning Committee considered this in August 2022 and had no objections.

Appeal Decision: Appeal dismissed 17/01/24.

361/2024 TREE PRESERVATION ORDERS (TPO)

New TPO's:

- TPO 1953/2024, Trees At Land To The East Of Monterey, Roman Ride.
WBC has made TPO 1953/2024 to protect trees of all species at the subject site. The existing TPO (TPO 1791/2021) covers only Pines and “deciduous trees of all species”. WBC recently received a tree works application to thin the subject woodland, and it was noted that trees of all species should be protected to maintain integrity of the woodland and improve canopy cover and wildlife amenity in the future. WBC believes that limitations of the current order could adversely affect the trees on site and so harm the amenity. The harm contributes to the expediency for an Order.

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

- 37 Ravenswood Avenue, TPO 313/1986, Group 1 (240145):
G1, Oak – Tip reduce branches extending towards garage by 2m.
- Veteran tree on the verge between 259 and 261 Nine Mile Ride:
WBC's Tree Management have had a Level 3 survey carried out on one of their Highway trees, within the Parish of Finchampstead. It is a beautiful tree however unfortunately the results of the survey have identified significant decay within the stem that require essential H&S works in the coming weeks. Whilst this is not a TPO tree, it is on the Wokingham District Veteran Tree Association (WDVTA) database.
The following works are due to commence on 1 February prior to the California Crossroads works starting on 5 February and in the interest of public safety:
 - Height reduction by 5.0m.
 - Lateral reduction (East/ West/ South) back to previous pruning points
 - Lateral reduction Northern canopy (property side), sympathetic reduction by 1.5m/ 2.0m back to suitable growth points.
 - Climbing inspection of tree during tree work operations to establish structural integrity of the unions.*(This was considered by the TPO sub-committee, and no objections were raised).*
- Easting/Northing Only Supplied, Tree Is Located In Purley Wood Adja, Lower Wokingham Road, TPO-1928-2023 (T3) (240152):
T3, Oak (W1 on TPO) – Fell (remove)
Reason for Works: To stop the influence of the tree(s) on the soil below building foundation level and provide long term stability to West Wood.
(This was considered by the TPO sub-committee, and no objections were raised).
- 15 Ashdale Park, TPO 51/1971, Area 1 (240224):
T1, Alder – Reduce height by approx. 6-8m.

TPO Decisions (to fell trees):

- Robinson Crusoe Park, Park Lane, TPO 1367/2010, T5 (232800):
T34, Oak (T5 on TPO) – Dismantle down to ground level and replace in suitable area.
FPC Objection: The Council object to this application as they are not convinced that a case has been made by the applicant for the removal of this mature protected tree on the grounds of the presence of bracket fungus and the trees inconvenience to the resident. The location for the replacement also needs to be clarified and more specific as currently “somewhere” isn't acceptable for the removal of a mature oak which could be 200 years old.
WBC Decision: Approved 05/02/24.

- Land east of Monterey, Roman Ride, TPO 1791/2021, Woodland 1 (233169):
W1, Mixed Species – Fell.
FPC objection: The Council object to the tree works proposed. As far as we can see, no convincing justification has been given as to why the trees should be felled. Therefore, the TPO should stand.
WBC Decision: New TPO has been raised to protect trees of all species at this site (see above new TPO, 1953/2024).

362/2024 STREET NAMING AND NUMBERING

Sheerlands Road, Hogwood Farm (231095)

WBC have decided on the following road names for the upcoming phase at Hogwood Farm:

- Savill Way - Peter Savill wrote The Silviculture of Trees Used in British Forestry
- Read Close - Helen Read wrote Veteran Trees: A Guide to Good Management
- Stutt Close - Joseph George Strutt wrote Sylva Britannica in the C19
- Pakenham Row - Thomas Pakenham wrote Meetings with Remarkable Trees
- Peterken Close - George Peterken wrote Natural Woodland: Ecology and Conservation in Northern Temperate Regions
- Druce Road - George Claridge Druce wrote the first Flora of Berkshire
- Evelyn Place - John Evelyn wrote Sylva (the first book on tree management in Britain)
- Mulberry Walk, Wheat Street - Due to possible future numbering for wheat street we have given this section of Wheat Street a new prefix before the address to avoid possible confusion.
- Alba Path, Remount drive - Same as above for Remount Drive and Alba is the Latin Species name for Mulberry.

New Mill Road, Finchampstead - 4 new dwellings (202136)

WBC has registered the above properties shown on the site plan as:

1-4 Milligans Barn (Consecutive), New Mill Road, Finchampstead, Wokingham, RG40 4QT.

363/2024 FORUM

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

364/2024 DATE OF THE NEXT MEETING

The next meeting will be held on Wednesday 20 March 2024.

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 **365/2024** Enforcement matters.

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