



Date 04/07/2023
Time 18:30 - 19:45
Location Council Chamber, Brooke House
Present Vice Chairman: Cllr Janet Cochrane
Cllr Ellen Mac Hale, Cllr Lucy Young
Substitutes Cllr Cath Thompson
Apologies Cllr Jenny Penfold
Note Taker Debbie Horton

P82 / 2023 - Attendance

1. To receive apologies - None
2. Substitution – Cllr Cath Thompson for Cllr Jenny Penfold
3. Co-options - None

P83 / 2023 - Declarations of Interest

To receive declarations of interest from Councillors on items on the agenda. - None

To receive written requests for dispensations for disclosable pecuniary interests (if any). None

To grant any requests for dispensation as appropriate. None

P84 / 2023 – Minutes

To approve as a correct record the minutes of the last meeting.

The minutes of the meeting held on the 16th^{of} June 2023 were approved as a correct record.

P85 / 2023 - Matters Arising

To discuss any matters arising not discussed elsewhere on the agenda.

None

P86 / 2023 - Terms of Reference - Planning Committee

P87 / 2023 - To consider Planning Applications received.

23/00195/A **Town Centre & The Parks** **53 High Street**
Proposed fascia signage, projecting signage and illuminated menu box.
No Objection

23/00271/FUL **Priestwood & Garth** **2 Shepherds Lane**
Proposed dropped kerb at the front of the property for gaining vehicle access for parking.
Observation: B.T. Councillors have no objection to residents providing off road parking to help ease parking congestion in the area, they are concerned that the easy access Bus Stop outside this property should be moved and not lost as a facility.

23/00276/FUL **Easthampstead & Wildridings** **Bracknell Leisure Centre,**
Bagshot Road
Relocation of car wash.
B.T Councillors recommend refusal for the following reasons:
Councillors support the objections from many residents on the re-location of this car washing facility so close to surrounding residential properties will cause:

- 1) Disturbance, excess noise 7 days a week,
- 2) Constant fumes from the cars coming and going.
- 3) Odours from the cleaning products in constant use.
- 4) Loss of privacy in the gardens adjacent to this part of the car park.

23/00286/FUL **Town Centre & The Parks** **1 Drayton Close**
Proposed conversion of garage to habitable room.
No Objection.

23/00290/FUL **Town Centre & The Parks** **The Peel Centre, Skimped Hill**
Section 73 application to vary Condition 02 (Food sales floor area) for Planning Permission 21/00139/FUL (Section 73 application to vary condition 6 (Retail floor area) of Planning Permission 611154 (development comprising 180,000 sq. ft retail floor space and 40,000 sq. ft of leisure facilities with associated access and services roads.
No Objection

23/00292/FUL **Harmans Water & Crown Wood** **13 Nightingale Crescent**
Proposed erection of single storey side and rear extension following demolition of existing garage and outbuilding.
No Objection.

23/00304/FUL **Easthampstead & Wildridings** **38 Aldworth Close**
Proposed erection of single storey rear extension following demolition of existing conservatory.
Granted.

23/00088/TRTPO Harmans Water & Crown Wood **The Brouchs, Broad Lane**
TPO 1077 – prune 1 tree
Withdrawn.

23/00315/FUL **Great Hollands** **Land at East Lodge, Ringmead**
Section 73 application to vary conditions 03 (Materials) and 11 (Access Gates) for planning permission 17/00582/FUL for erection of a 3-storey block of 9 flats comprising of 3 one-bedroom flats and 6 two-bedroom flats together with associated parking and landscaping.
B.T Councillors recommend refusal for the following reasons:
Councillors support the highways recommendation on this application. This is a busy pedestrian/cycle highway on a school route as well as a busy main road through the estate. Gates would cause a delay in vehicles entering and hold up traffic and impact pedestrian/cycle safety.

23/00222/LB **Town Centre & The Parks** **The Old Manor, Grenville Place**
Application for Listed Building consent for replacement of ceiling.
No Objection.

23/00095/TRTPO Great Hollands South **Land adjacent to 52 Spinis**
TPO 1396 – Application to prune 1 tree.
B.T Councillors concur with the decision of the Tree Officer.

23/00349/FUL **Town Centre & The Parks** **Brackworth, Larges Bridge Drive**
Proposed conversion of 1 three bed maisonette flat to 4 one bed flats.
B.T Councilors recommend refusal for the following reasons:
1) A 3-bedroom maisonette would give a family an opportunity to purchase a property for a long-term home, changing to 4 1 bedroom flats limits who will purchase the flats.
2) This will create more traffic flow in a small road that is used by pupils from 2 local schools as a pedestrian highway to access the schools.
3) Overdevelopment of a small site that had one house, in a rural road.

23/00316/FUL **Easthampstead & Wildridings** **Magdalenka Polish Deli,
4 Rectory Row**
Proposed erection of single storey rear extension.
B.T Councilors recommend refusal for the following reasons:

Councillors support the local residents with concern on the buildup of rubbish affecting the residents of the houses above the shops and the refuse collection becoming a difficult with limited room for the waste lorries to manoeuvre.

23/00291/FUL Harmans Water & Crown Wood 136 Calfridus Way

Proposed erection of single storey rear extension.

No Objection.

23/00319/FUL Priestwood & Garth 89 Shepherds Lane

Proposed erection of single storey rear extension.

No Objection.

23/00323/FUL Bullbrook 2 Mainprize Road

Proposed erection of part two storey, part single storey side extension and single storey rear extension.

No Objection.

23/00103/TRTPO Bullbrook 30 Spring Meadow

TPO1035 – Application to prune 1 tree.

B.T Councillors concur with the decision of the Tree Officer.

23/00333/LB Great Hollands Old Oak Farm, West Road, Wokingham

Listed building consent for replacement of existing windows, renovation of two semi-circular windows located on the south elevation and installation of new window to ground floor rear elevation. Internal alterations to reinstate the annex as part of a single dwelling home. Replacement of the French doors with bi-folding doors.

No Objection.

23/00359/3 Hanworth Bridgewell Centre, 10A Ladybank

Erection of new apartment building for people with learning disabilities, consisting of 4 apartments for 20 residents, each apartment housing 5 residents following demolition of existing building.

No Objection.

23/00366/3 Priestwood and Garth 7 Portman Close

Change of use of 7a Portman Close previously used as offices and conferencing facilities for use as a satellite site for College Hall Pupil Referral Unit (PRU), which provides education to secondary (age 11-16) pupils who are not able to attend mainstream schools for a variety of reasons.

No Objection.

23/00348/FUL Great Hollands 47 Tawfield

Proposed erection of part single, part two storey, part first floor rear and side extensions and alterations to the front porch.

No Objection.

23/00352/T Priestwood & Garth Gemini House, Downmill Road

Temporary permission for existing temporary canopy structure for an additional 5 years

No Objection.

23/00358/FUL Harmans Water & Crown Wood 21 Nightingale Crescent

Proposed erection of single storey rear extension.

No Objection.

23/00369/FUL Bullbrook 5 The Docks

Proposed erection of single storey rear extension and front porch.

No Objection.

23/00370/FUL

Great Hollands

103 Staplehurst

Proposed erection of single storey rear extension.

No Objection.

23/00380/FUL

Easthampstead & Wildridings

**The Green Man,
Crowthorne Road**

Proposed single storey rear extension. New external wheelchair ramps and balustrading and steps to provide site access to public house and garden area.

No Objection.

23/00108/TRTPO

Priestwood & Garth

1 Lutterworth Close

TPO 145 – Application to prune 1 tree.

B.T Councillors concur with the decision of the Tree Officer.

P88 / 2023 - Decision Notices

Application no	Address	BFB Decision	BTC Comments
22/00491/FUL	49 Lily Hill Road	Withdrawn	No Objection
23/00074/FUL	48 Qualitas	Approval	No Objection
23/00080/FUL	47 Fountains Garth	Approval	No Objection
23/00208/FUL	14 Braccan Walk	Approval	No Objection
22/01001/A	Columbia Centre Car Park, Station Road	Grant with Extra Conditions (Adverts)	No Objection
23/00039/TRTPO	Rainforest Walk	Refusal	Observations: BTC Councillors would prefer to see trees pruned rather than removed but, in this case, due to the decline of the trees would concur with the tree officer.
23/00224/FUL	16 Wellington Drive	Approval	BT Councillors recommend refusal due to the size of the proposed extension is overbearing and out of character with the surrounding properties.
23/00088/TRTPO	The Broughs, Broad Lane	Withdrawn	Not seen on any lists so unable to comment.
23/00243/FUL	25 Anneforde Place	Approval	No Objection
23/00078/TRCA	40 Pond Moor Road	Approval	B.T. Councillors defer to the experience of the tree officer
21/00707/OUT	Former Bus Station, Market Street	Approved and Legal Agreement Signed	No Objection
21/00916/FUL	Ranelagh School Playing Fields	Approval	No Objection

22/00730/3	South Road from Nine Mile Ride to West Road Wokingham	Approval	No Objection
23/00246/FUL	Tree Tops, 3 Cumberland Drive	Approval	No Objection
23/00252/FUL	10 Nelson Close	Approval	No Objection
23/00259/FUL	21 High Street	Approval	No Objection
23/00260/A	21 High Street	Approval	No Objection
22/00343/FUL	10A Rectory Row	Approval	No Objection
23/00051/FUL	123 Holbeck	Approval	No Objection
23/00229/FUL	10 Redvers Road	Refusal	Observation: B.T Councillors have no objection although they would like the safety of pedestrians taken into consideration due to traffic flow from the business being run from this property
23/00238/T	Blues Smokehouse	Approval	No Objection
23/00239/LB	Blues Smokehouse	Approval	No Objection
23/00077/TRCA	Land rear of 14 The Green	Approval	B.T Councillors defer to the recommendation of the tree officer
23/00287/FUL	7 Badgers Way	Approval	No Objection
23/00304/FUL	38 Aldworth Close	Approval	No Objection

Noted

P89 / 2023 - Notice of Tree Preservation Orders

Notice of TPO 1395 – 12-14 Timeline Green Bracknell

Notice of TPO 1396 – 52 Spinis Bracknell

Noted

P90 / 2023 - Notice of Appeals

APP/R0335/W/22/3308960: 37 Stoney Road, 21/00792/FUL

Noted

P91 / 2023 - Notice of Appeal Decisions

APP/R0335/W/22/3308960: 37 Stoney Road, 21/00792/FUL

Noted

P92 / 2023 - Date of the next meeting

Tuesday 25th July 2023 at 6.30pm in the Council Chamber.

Noted

Sign:

Date: