

Minutes of the Planning Meeting held at Braywood Memorial Hall on Monday 7th October 2024 at 7:00pm

Present: Cllr S Cross, Cllr J Filipczak-Korczak (Vice-Chairman), Cllr N Pellew, Cllr J Phillips, Cllr R Tavinor, Cllr D Wilson, Mr Jon Davey (Deputy Clerk) and 1 member of the public.

PC054/2024 Health and Safety Introduction

A request that all mobiles are switched to silent for the duration of the meeting. A reminder to all in attendance for the fire safety regulations for the venue of the meeting, and that the meeting may be recorded.

PC055/2024 Apologies for absence, Declarations of Interest and Dispensations

There is a standing dispensation in regard PC051/2024

Cllr K Elvin, Cllr J Glover, Cllr L Kneen (Chairman), Cllr M Pierce

PC056/2024 To approve the minutes from the meeting held on 2nd September 2024

The minutes of the planning meeting on Monday 2nd September 2024 were declared a true and accurate record.

PC057/2024 Update on actions from the meeting on 2nd September 2024

There were no actions

PC058/2024 Chairmans request and proposals for Councillors Forum later in the meeting

Cllr Pellew to speak at Councillors Forum

PC059/2024 Consideration of Planning Applications as listed:

Holyport

Appn. No.: 24/01937/FULL

Proposal: Single storey front porch extension, single storey side/rear extension, 2no. front dormers, 1no. rear dormer extension with sedum roof, 1no. flue and alterations to fenestration following demolition of existing elements.

Location: 32 Hendons Way Holyport Maidenhead SL6 2LF

BPC Recommend Refusal, QP3 the visual impact is not in keeping with surrounding properties

Proposer: Cllr Tavinor, **Seconded by Cllr Wilson. Vote Unanimous**

Appn. No.: 24/02108/FULL

Proposal: 1no. rear dormer and alterations to fenestration (Part Retrospective).

Location: Acrefield Sturt Green Holyport Maidenhead SL6 2JF

BPC Recommend Approval

Proposer: Cllr Tavinor, **Seconded by Cllr Phillips. Vote Unanimous**

Appn. No.: 24/02236/CLAMA

Proposal: Prior approval for the change of use from office building (Class E) to residential (Class C3) for 28no. flats.

Location: Tectonic Place Holyport Road Maidenhead SL6 2YE

BPC Recommend Approval

Proposer: Cllr Tavinor, **Seconded by Cllr Wilson. Vote Unanimous**

Appn. No.: 24/02183/FULL

Proposal: New dwelling with garage, 2 no. outbuildings for a bin store and cycle store, boundary treatment and 2 no. access off the highway.

Location: Land Adjacent Pond View Sturt Green Holyport Maidenhead

BPC Recommend Refusal, it represents overdevelopment on the Green Belt. No details of materials given. It goes against QP5 limited infilling and NR1 managing flood risk.

Proposer: Cllr Tavinor, Seconded by Cllr Wilson. Vote Unanimous

Appn. No.: 24/02254/FULL

Proposal: Replacement single storey outbuilding ancillary to the main dwelling.

Location: Manor Farm Sturt Green Holyport Maidenhead SL6 2JF

BPC Recommend Approval

Proposer: Cllr Tavinor, Seconded by Cllr Wilson. Vote Unanimous

Appn. No.: 24/02162/FULL

Proposal: Garage with external staircase and 2 no. front dormers, following demolition of the existing garage.

Location: Budds Oak Langworthy Lane Holyport Maidenhead SL6 2HN

BPC Recommend Approval

Proposer: Cllr Tavinor, Seconded by Cllr Pellew. Vote 4 For, 1 Against

[Bray and The Fisheries](#)

Appn. No.: 24/01966/FULL

Proposal: Demolition of the existing part single/ two storey rear extension, construction of a replacement part single/ two storey rear extension and boundary wall.

Location: Hazel Cottage Hibbert Road Maidenhead SL6 1UT

BPC Recommend Approval

Proposer: Cllr Phillips Seconded by Cllr Tavinor. Vote Unanimous

Appn. No.: 24/01967/LBC

Proposal: Consent for the demolition of the existing part single/ two storey rear extension, construction of a replacement part single/ two storey rear extension and boundary wall, replacement staircase, new internal door opening.

Location: Hazel Cottage Hibbert Road Maidenhead SL6 1UT

BPC Recommend Approval

Proposer: Cllr Phillips Seconded by Cllr J Filipczak-Korczak. Vote Unanimous

Appn. No.: 24/02037/LBC

Proposal: Consent for a change of Use of Braywick House from Offices (Use Class E) to a SEND School (Use Class F1), minor internal and external alterations including the reconfiguration of parking spaces, two replacement escape stairs and new boundary treatment.

Location: Braywick House 14 Windsor Road Maidenhead SL6 1DN

BPC Recommend Approval

Proposer: Cllr Phillips Seconded by Cllr Tavinor. Vote Unanimous

Appn. No.: 24/02114/FULL

Proposal: Single storey front porch to be reinstated, single storey rear extension and alterations to fenestration following demolition of existing rear element.

Location: Aldwick Cottage Brayfield Road Bray Maidenhead SL6 2BN

BPC Recommend Approval

Proposer: Cllr Phillips Seconded by Cllr Wilson. Vote 4 For

Appn. No.: 24/02139/FULL

Proposal: Construction of a vehicular access from Harvest Hill Road.

Location: Land At Harvest Hill Farm Harvest Hill Road Maidenhead

BPC Recommend Refusal, Harvest Hill Road not wide enough to allow large lorries and buses to exit safely

Proposer: Cllr Phillips Seconded by Cllr Pellew. Vote 4 For, 2 Against

Appn. No.: 24/02140/FULL

Proposal: Construction of a vehicular access on to Harvest Hill Road.

Location: Land At Harvest Hill Farm Harvest Hill Road Maidenhead

BPC Recommend Approval

Proposer: Cllr Phillips Seconded by Cllr Wilson. Vote 3 For, 2 Against

Appn. No.: 24/02201/FULL

Proposal: Single storey rear extension and alterations to fenestration following demolition of existing rear element.

Location: 15 Bray Court Maidenhead SL6 2DR

BPC Recommend Approval

Proposer: Cllr Phillips Seconded by Cllr Tavinor. Vote Unanimous

Appn. No.: 24/02213/FULL

Proposal: Part single, part two storey side/rear extension, conversion of an existing outbuilding and 1 no. rear dormer to facilitate a loft conversion and alteration to fenestration.

Location: 166 Windsor Road Maidenhead SL6 2DW

BPC Recommend Approval

Proposer: Cllr Phillips Seconded by Cllr Pellew. Vote Unanimous

Dedworth, Oakley Green and Fifield

Appn. No.: 24/01087/VAR

Proposal: Variation (under Section 73) of planning permission 22/01354/OUT to vary the wording of Condition 9 (Tree Protection) and 21 (Surface Water drainage).

Location: Land Bounded By Willow Path And The Limes And Windsor Road And Dedworth Road And Oakley Green Road Oakley Green Windsor

BPC Recommend Approval

Proposer: Cllr Pellew Seconded by Cllr Wilson. Vote Unanimous

Appn. No.: 24/01952/FULL

Proposal: Single storey front extension.

Location: 2 The Willows Maidenhead Road Windsor SL4 5TP

BPC Recommend Approval

Proposer: Cllr Pellew Seconded by Cllr Tavinor. Vote Unanimous

Appn. No.: 24/02127/FULL

Proposal: The construction of an outdoor swimming pool within the walled garden, external courts comprising, two tennis courts, four padel courts and four pickleball courts, lighting and associated landscaping works.

Location: Oakley Court Hotel Windsor Road Water Oakley Windsor SL4 5UR

BPC Recommend Approval

Proposer: Cllr Pellew Seconded by Cllr Phillips. Vote 5 For

Certificates of Lawfulness - The following were received but will not be discussed at the meeting.

Trees - The following were delegated to the RBWM Tree Officer and will not be discussed at the meeting.

Appn. No.: 24/01959/TPO (WITHDRAWN)

Proposal: T1 London plane - Crown reduction to a final height of 45m and spread of 21m and Crown thinning by 30% (077/2003/TPO).

Location: The Minstrels Fishery Road Maidenhead SL6 1UP

Appn. No.: 24/02099/TPO

Proposal: T1 - London Plane - Crown thinning by 30% and crown reduction to a final height of 45m and spread of 21m (077/2003/TPO).

Location: The Minstrels Fishery Road Maidenhead SL6 1UP

Appn. No.: 24/02020/TPO

Proposal: (T1) Ash - Reduce to previous pollard points. (T2-T3) Sycamore - Reduce to previous pollard points

Location: Land Between Swan Haven And Croome Cottage Fishery Road Maidenhead

Appn. No.: 24/02069/TCA

Proposal: T1 - Willow - Reduce back to previous pollard points by 3-4m.

Location: Wytch House Old Mill Lane Bray Maidenhead SL6 2BD

Appn. No.: 24/02021/TCA

Proposal: (T1) Yew - Reduce by approximately 1m, leaving a final height of 5m. (T2) Magnolia - Provide 1.5m clearance from dwelling.

Location: 7 Bray Close Bray Maidenhead SL6 2BL

Appn. No.: 24/02193/TPO

Proposal: Horse Chestnut to be pollarded (001/1993/TPO)

Location: Avenue Cottage Avenue Road Maidenhead SL6 1UG

PC060/2024 Planning Decisions, Notifications and Decisions on Appeals

As circulated to Councillors in advance of the meeting

PC061/2024 Report on Enforcement matters within the Parish

As circulated to Councillors in advance of the meeting

PC062/2024 Licensing Applications

As circulated to Councillors in advance of the meeting

PC063/2024 Update on Application for Rule 6(6) Status on Studio Appeal Inquiry

None as Cllr Kneen not in attendance

PC064/2024 Payments List

Approval to pay accounts on the payments list as circulated to Councillors in advance of the meeting.

PC065/2024 Councillors Forum

Cllr Pellew shared his experience at RBWM Planning Panel.

PC066/2024 Date of Next Planning Meeting - Monday 4th November 2024 at 7:00pm