

PLANNING CONTROL SUB COMMITTEE

2 SEPTEMBER 1999

Present: Councillors Mrs Doyle (Chairman), Adams, Mrs Ballin, Beadsley, Birch, Fawcett, Flood, Grayson, Mrs Hayes, Jones, Mills, Mrs Pile, Ryan, Sargeant, Simonds, Thompson, Ward, Wheaton and Worrall

Apologies for absence had been received from:
Councillor Taylor

42 Minutes

RESOLVED that the minutes of the meeting of the Sub Committee held on 5 August 1999 be approved as a correct record and signed by the Chairman.

43 Appeal Decisions Received (Item 1)

The Borough Planning Officer submitted a report on appeal decisions received since the last meeting of the Committee.

RESOLVED that the report be noted.

44 Breaches of Planning Control (Item 2)

The Borough Planning Officer submitted a report on new contraventions, contraventions resolved, notices served, new breaches and breaches resolved all since the last report.

RESOLVED that the report be noted.

45 Planning Applications Received (Item 3)

Two supplementary reports of the Borough Planning Officer were tabled and the Sub Committee noted the additional information contained therein relating to applications 624804, 624975, 624832, 624762, 624695, 624875, 624935, 624751, 624967, 624851 and 624933.

Application No 620232

Thomas Lawrence Brickworks, Priory Lane, Warfield

Outline application for residential development with associated access, open space, and landscaping (including demolition of Nutcroft) and construction of Northern Distributor Road between Goughs Lane and Warfield Road and widening of a section of Priory Lane. Minor amendment – alteration to detail of road layout to entrance of the site.

The Sub Committee noted that two original letters of concern over the issue of priority and queue lengths were received.

RESOLVED that drawing no.SO7/100 be **approved** as a variation to the approved plans as granted permission under planning permission 620232.

Application No 624804

Land at the Brickworks Site, Priory Lane, Warfield.

Submission of details of siting, design, external appearance and means of access and landscaping for the erection of 67 houses with associated car parking, roads, footpaths and cycleways, with vehicular access from Harvest Ride via Priory Lane, pursuant to outline planning permission 620232.

The Sub Committee noted that three letters (and a further five) of objection had been received.

RESOLVED that subject to satisfactory amended plans being received indicating the private drive serving plots 57-59 entering off the estate road, the Borough Planning Officer be authorised to **approve** the application subject to the following conditions:-

- (1) B3 Plans as amended:
Site layout plan – drawing SO7/03 rev M
House types: 2b/4p & 3b/5p (SO7-62, 63)
842 (rev b)
71/3 (SO7/49) (rev d)
95S (SO7/28) (rev a)
92 (SO7/25) (rev a)
95 (SO7/26) (rev c)
79 (SO7/23) (rev a)
120.7 (SO&/39) (rev b)
183/5 (SO7-47) (rev b)
1616 (1) (SO7/46) (rev a)
136/4 (SO7/43) (rev a)
1486 (SO7/44) (rev a)

725 (SO&/21) (rev c)
72/3 (SO7/20) (rev e)
62/2 (SO7/19) (rev b)
41/1 (SO7/18) (5)
all as amended by letter dated 11th August 1999

Materials schedule received 20th August 1999.
+ 98/160/04 – 01, 02, 03, 04, 05, 06, 07, 08 Rev A

- (2) C9 Details of walls and fences
- (3) C10 Retention of landscaped areas
- (4) C11 Construction of foundations – Prevention of root damage to trees (plots 1-3, 12-18, 42-48 and 67-75 inclusive).
- (5) C16 Removal of permitted development rights (fences)
- (6) HA3 Access constructed before proposed development
- (7) HA11 insert 2.5m ...footway/cycleway...east...Priory Lane....the NDR and the entrance to the site....
- (8) HA12 Garage Drive Length
- (9) HA16 Roads to be provided. "No dwelling..."
- (10) HA19 Maintenance of visibility Splays.
- (11) HA20 Visibility Splays Before Occupation
- (12) HA25 Vehicle Parking and Turning Spaces (approved drawing) – ("no dwelling")
- (13) HA30 Garages retained for vehicle parking.
- (14) During construction no solid matter shall be stored within 6 metres of the banks of the drainage ditches and thereafter no storage of materials shall be permitted in this area.
- (15) No structure or development shall be placed within a 4m buffer zone between the ditch along Priory Lane and plots 1-3, 15, 37-41, 59-67, as shown on the approved drawing – S07/03 Rev M.

Application No 624975

Former Honeywell House, Charles Square, Bracknell.

Conversion of existing office building to form a 120-bedroom hotel with recladding and changes to the fenestration and extensions at ground and roof level. Use of terraces for ancillary hotel purposes and associated landscape works.

RESOLVED that subject to the Secretary of State not wishing to call in the application, the application be **approved** subject to the following conditions:-

- (1) A2 Full permission - implementation
- (2) B3 Plans as received
 - 0314:101 Site layout
 - 0314:102A Ground floor plan
 - 0314:103A Typical floor plan 1-4
 - 0314:104A Typical floor plan 5-8
 - 0314:105A Roof plan
 - 0314:106 Charles Square level 2
 - 0314:110B East elevation
 - 0314:111B West elevation
 - 0314:112B South elevation
 - 0314:113B North elevation
 - 0314:120 Restaurant plan
 - 0314:121 Restaurant elevations
- (3) E3 Samples of materials to be submitted.
- (4) The development hereby approved shall not begin until details of hard and soft landscaping and a programme for implementation have been submitted to and approved in writing by the Local Planning Authority. The hard and soft landscaping shall be provided in accordance with the approved details in accordance with the approved programme of implementation.
- (5) Parking spaces 1-6 shall be laid out and thereafter retained for hotel customer/employee car parking and a further four car parking spaces shall be laid out and thereafter retained for the parking of vehicles of people with disabilities in accordance with the details shown on plan 0314:101 prior to the first opening for trade of the building.
- (6) Eight bedrooms, specifically designed for people with disabilities, comprising six bedrooms on floors 1-4 and two bedroom/lounges on floors 5-8, shall be provided within the building prior to its first use as a hotel and shall thereafter be retained.
- (7) Prior to the commencement of the development details of the entrance to the hotel, including the gradient of any ramps and the design of the entrance doors shall be submitted to and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved plans.
- (8) P3 Sign posting for people with disabilities.
- (9) Before the development hereby permitted first opens for trade, the building, structure and plant shall be insulated against the emission of noise in accordance with a scheme to be approved by the Local Planning Authority. Such noise insulation shall be thereafter maintained and operated in accordance with the approved scheme. Any new plant installed subsequent to the approval shall not increase agreed noise levels without the written consent of the Local Planning Authority.
- (10) Before the development hereby permitted is brought into use, a scheme shall be submitted to and approved in writing by the Local Planning Authority for

external site lighting including details of the lighting units, levels of illumination and hours of use. No lighting shall be provided at the site other than in accordance with the approved scheme.

- (11) No music and/or any other amplified sound shall be audible within the two roof terrace areas shown on plan 0314:101.
- (12) Before the development hereby approved is begun, details of a scheme (Working Method Statement) to control the environmental effects of the demolition and construction work shall be submitted to and approved in writing by the Local Planning Authority. The scheme shall include:
 - (i) control of noise
 - (ii) control of dust, smell and other effluvia
 - (iii) site security arrangements including hoardings
 - (iv) construction and demolition working hours

The development shall not be carried out other than in accordance with the approved scheme or as may otherwise be agreed in writing by the Local Planning Authority.

Application No 624832

**The White Bungalow, Hancombe Road, Sandhurst.
Erection of 2 no. 3 bedroom semi detached houses and 1 no. 4 bedroomed detached bungalow following demolition of existing dwelling.**

The Sub Committee noted the comments of Sandhurst Town Council and that two letters of objection had been received.

RESOLVED that subject to the submission of a satisfactory revised plan allowing for the re-arrangement of parking solutions in order to protect the holly tree adjacent to the south-west boundary of the site, the Borough Planning Officer be authorised to approve the application, subject to: -

- (1) A3 Full permission – implementation.
- (2) B3 Plans as received
- (3) The development hereby permitted shall not be begun until details showing existing land levels, finished floor levels of the development hereby approved, sections of proposed and existing levels across the site from east to west and any retaining walls have been submitted to and approved in writing by the Local Planning Authority and the development shall be built in accordance with the approved details.
- (4) C3 Details of trees protection etc .

Add “No storage or disposal of any soil, building materials, machinery, chemicals, fuel or waste residues shall take place within the protected areas around the trees, hedgerows and shrubbery. No fires shall be lit within 20 metres of the trunks of any trees or the centre line of any hedgerow shown to be retained”.

- (5) C4 Protective fencing.
- (6) C6 Details of soft and hard landscaping.
- (7) The landscaping details required to be submitted under the terms of condition (6) above shall make provision for the permanent retention and maintenance of hedges, shrubs and trees on all of the site boundaries (save for any land reserved for access or sight lines). Any sections of hedge, shrubs or trees which die, become diseased or are otherwise damaged or removed shall be replaced by plants of a species to be approved by the Local Planning Authority in the next planting season thereafter.
- (8) C7 Implementation of approved landscaping scheme
- (9) C9 Details of walls and fences.
- (10) C10 Retention of landscaped areas
- (11) C11 Construction of foundations
- (12) C13 Underground service details INSERT 6
- (13) C16 Removal of permitted development rights (fences etc)
- (14) D6 Restrictions on house extensions.
- (15) E2 Samples of materials to be submitted.
- (16) W2 Site organisation (building operations)
- (17) HA25 Vehicle parking and turning space
The dwelling shall not be occupied
- (18) HA 30 Garage retained for vehicle parking
- (19) HA 3 Access constructed before development
- (20) HA 12 Garage drive length delete 5.5m and substitute 6m
- (21) HA 21 Visibility splays before development
Insert 2.4m and 20m and "the new access with Prince Drive"
- (22) The development hereby permitted shall not be begun until details of accesses to the building entrances to meet the needs of people with disabilities have been submitted to and approved by the Local Planning Authority. The facilities shall be provided prior to the occupation of the development and thereafter permanently retained.
- (23) D3 House extensions – restrictions on additional window/door openings – facing east and west (plots 1 and 2 only).
- (24) D4 House extensions – obscured glazing (plots 1 and 2 only)
The first floor windows facing east and west shall...

- (25) The north-facing windows and door of the bungalow on plot 3 shall be permanently glazed with obscure glass.
- (26) DC3 house-extensions-restrictions on additional window /door openings.
 - Delete “development facing INSERT” and insert “bungalow on plot 3 facing north”.
- (27) There shall be no vehicular access from the dwellings hereby permitted to Hancombe Road or Mount Pleasant.
- (28) Access for all vehicles plant and machinery entering and leaving the site during the course of demolition, building and engineering operations shall be restricted to Prince Drive, and there shall be no access whatsoever from Hancombe Road or Mount Pleasant.
- (29) No demolition, building or engineering operations involving the use of plant, machinery or powered tools shall take place other than between the hours of 07.30 to 18.00 Monday to Friday, and 08.00 to 13.00 on Saturdays (and at no time at all on Sundays and Bank Holidays).

Application No 624762

Land at 5 Cherry Tree Drive, Bracknell.

Outline application for the erection of 1 no. detached house and garage with access from Broad Lane.

A site visit had been held in respect of this application on Wednesday 1 September which had been attended by Councillors Adams, Mrs Doyle, Fawcett, Flood, Grayson, Mrs Hayes, Jones, Mrs Pile, Simonds, Thompson, Ward, Wheaton and Worrall.

The Sub Committee noted the comments made by Babbie and that three letters of objection had been received.

RESOLVED that the application be **approved** subject to the following conditions:-

- (1) A1 Outline permissions – delete siting and means of access thereto
- (2) A1(A) Insert 1 delete siting and means of access thereto
- (3) A1(B)
- (4) A1(C)
- (5) C3 Details of tree protection
- (6) C4 Protective fencing.
Add “No storage or disposal of soil, building materials, machinery, chemicals, fuel or waste residues shall take place within the protected areas around the trees, hedgerows and shrubbery. No fires shall be lit within 20m of the trunks of any trees or the centre line of any hedgerow shown to be retained.”

- (7) C6 Details of hard and soft landscaping
- (8) C7 Implementation of landscaping
- (9) C9 Details of walls and fencing
- (10) C10 Retention of landscaped areas
- (11) C13 Underground service details
- (12) C16 Removal of permitted development rights (fences etc)
- (13) D6 Restrictions on extensions delete "any", insert "the"
- (14) D7 Restrictions on buildings within house curtilage. (Insert "building or enclosure required for a purpose incidental to the enjoyment of the dwelling").
- (15) E2 Samples of material to be submitted
- (16) J2 Foul and surface water drainage
- (17) HA4 Access constructed before development
- (18) No development shall commence on site until visibility splays of 2m x 60m to the east and 2m x 90m to the west have been provided at the junction of the new access and Broad Lane. The visibility splays shall thereafter be kept free of all obstructions over a height of 0.6m above carriageway level.
- (19) HA26 Vehicle parking and turning space
- (20) B3 Plans as received:
Location plan no 084/98/01 received 10 May 1999 as amended by plan 084/98 received 5 July 1999 incorporating visibility splays and site plan 084/98/03 received 20 July 1999 showing siting and means of access.
- (21) The ridge height of the dwelling hereby approved shall be no more than 7m in height.
- (22) The development hereby permitted shall not be begun until details showing the slab level of the dwelling in relation to neighbouring dwellings have been submitted to and approved in writing by the Local Planning Authority. The dwelling shall then be constructed in accordance with such details.
- (23) The hedges shown on plan no. 084/98/03 shall be permanently retained and any part which dies, becomes diseased or is otherwise damaged or removed shall be replaced in the next planting season with plants of similar size and species, unless the Local Planning Authority gives written consent to any variation.

Application No 624695

**Land east of Technical Indexes
Premises, Willoughby Road,
Bracknell.**

**Outline application for B1 business
use development (9445 sq m) with
associated car parking and
landscaping.**

A site visit had been held in respect of this application on Wednesday 1 September which had been attended by Councillors Adams, Mrs Doyle, Fawcett, Flood, Grayson, Mrs Hayes, Jones, Simonds, Thompson, Ward, Wheaton and Worrall.

The Sub Committee noted the comments from Bracknell Town Council and the six letters of objection received from Technical Indexes.

RESOLVED that subject to the prior completion of a legal agreement under section 106 of the Town and Country Planning Act 1990 to secure a planning obligation relating to the provision of (a) a financial contribution towards traffic management/integrated transport measures in the vicinity of the site, (b) a scheme including measures to mitigate the effect of the development on wildlife on the site and (c) the formulation and implementation of a Green Transport Plan by any occupiers of the development, the Borough Planning Officer be authorised to **approve** the application subject to the following conditions:-

- (1) A1 Outline permission
- (2) A1(A) Outline permission
- (3) A1(B) Outline permission
- (4) A1(C) Outline permission
- (5) B3 Plans as received – 9905/PL/10 (site plan)
- (6) C3 Details of tree protection etc
- (7) C4 Protective fencing
- (8) C7 Implementation of approved landscaping scheme.
- (9) G1 Levels/finished floor level
- (10) J2 Foul and surface water drainage
- (11) The gross external floorspace of the building(s) hereby permitted shall not exceed 9445 sq m and there shall be no additional floorspace created within any building once the development is completed without the prior approval of the Local Planning Authority.
- (12) HA1 Layout and design standards (include cycle parking)
- (13) HA4 Access to be constructed before development (details to be submitted)

- (14) HA21 Visibility splays before development – 4.5m x 60m on to Willoughby Road.
- (15) E5 Details regarding minimising and recycling waste
- (16) E6 Details of separation and collection of waste

Application No 624751

**6 Mount Pleasant Cottages, Bracknell Road, Winkfield.
Erection of two storey side extension.**

The Sub Committee noted that one letter of objection had been received.

RESOLVED that the application be **approved** subject to the following conditions:-

- (1) A2 Full permission - implementation
- (2) B3 Plans 99/650/02, 99/650/03A, 99/650/04A
- (3) E1 Materials to match existing building
- (4) HA24 Vehicle parking in accordance with approved plan
- (5) HA30 Garage(s) retained for vehicle parking

Application No 624932

**30 Greenham Wood, Bracknell.
Retention of single storey rear extension forming a conservatory.**

Councillor Fawcett declared a non-pecuniary interest and withdrew from the meeting.

RESOLVED that the application be **approved**.

Application No 624855

**Land at Greens Yard and Silverdale and rear of Star Cottages and Datchet Cottages, Broad Lane, Bracknell.
Outline application for erection of 8 no.2 bedroomed flats in 2 blocks, 2 no.3 bedroomed semi-detached houses with associated car parking and access from Broad Lane following demolition of Silverdale and buildings at Greens Yard.**

RESOLVED that subject to the prior completion of a legal agreement under Section 106 of the Town and Country Planning Act 1990 to secure a planning obligation relating to the provision of a financial contribution towards leisure services and community facilities in the area, the Borough Planning Officer be authorised to **approve** the application subject to the following conditions:-

- (1) A1 (Siting and access to be removed)
- (2) A1(A) (Siting and access to be removed)
- (3) A1(B)
- (4) A1(C)
- (5) B3 Plans received – drg.no- 859 1b
- (6) HA1 Layout design and standard
- (7) HA3 Access constructed before development
- (8) HA21 Visibility splays before development – insert 2.5...60.0...the access to Broad Lane.
- (9) C4 Protective fencing
- (10) C8 Implementation of approved landscaping plan
- (11) Q1 Noise insulation to new dwellings – insert Reading to Waterloo mainline
- (12) Development shall not begin until a scheme to deal with contamination of the site has been submitted to and approved in writing by the Local Planning Authority. The scheme shall include an investigation and assessment to identify the extent of contamination and measures to be taken to avoid risk to the public and local environment when the site is developed. Development shall not commence until the measures approved in the scheme have been implemented.
- (13) J2 Foul and surface water drainage
- (14) W2 Site organisation (building operations)
- (15) C5 Replacement of damaged vegetation
- (16) F2 Number of storeys – insert – 2 storeys

Councillor Mrs Doyle left the meeting at 9.15pm and handed the Chair to Councillor Sargeant.

VICE CHAIRMAN COUNCILLOR SARGEANT IN THE CHAIR

The Old Hatchet Public House, Hatchet Lane, Winkfield

Application No 625013

Retention of 3 no. Illuminated post signs, 1 no. Illuminated wall sign and 1 no. non illuminated wall sign (application under the advertisement regulations).

Application No 625012

Listed building consent application for the retention of one illuminated fascia sign and two non illuminated wall signs.

Application No 625013

RESOLVED that the application be **approved** subject to the following conditions:-

- (1) T1 Illuminated – no flashing.
- (2) The illuminated signs hereby permitted shall not be illuminated after 23.15 or before 08.00 hours on any day.
- (3) B3 Plans as received Drawing nos. HATCH/5011 01/rev 04, 02/rev 04, 03/rev 04, 04/rev 04, 05/rev 04 and 06/rev 04.

Application No 625012

RESOLVED that Listed Building Consent be **granted** subject to the following conditions:-

- (1) A3 Listed building and conservation area consent
- (2) B3 Plans as received Drawing nos. HATCH/5011 01/rev 04, 02/rev 04, 03/rev 04, 04/rev 04, 05/rev 04 and 06/rev 04.

Application No 624281

**Land at South Hill Park, South Hill Road, Bracknell.
Construction of 3 metre wide footpath/cycleway and installation of 16 no. street lights on 5m high columns between rear of Denham Grove and South Hill Road (regulation 3 application).**

RESOLVED that the application be **approved** subject to the following conditions:

- (1) A2 Full permission - implementation
- (2) B3 Plans as received - Drawing nos 4195/21B
- (3) C3 Details of tree protection
- (4) C4 Protective fencing

Application No 624869

**7 Alben Road, Binfield.
Erection of single storey rear extension.**

The Sub Committee noted the comments from Binfield Parish Council and one objection received from a neighbouring dwelling.

RESOLVED that the application be **approved** subject to conditions:-

- (1) A2 Full permission - implementation
- (2) B3 Plans as received drawings nos. 120599 Rev B and 120599/1.
- (3) E1 Materials to match existing building
- (4) D3 House extensions – restrictions on additional windows/door openings facing nos. 6 and 8 Alben Road
- (5) D4 House extensions – obscured glazing
The utility room window shown on drawing no. 120599 Rev B shall.....
- (6) The development hereby permitted shall not be begun until details showing existing land levels, finished floor levels of the development hereby approved, sections of proposed and existing levels across the site and any retaining walls have been submitted to and approved in writing by the Local Planning Authority and the development shall be built in accordance with the approved details.

Application No 624875

**Whiteladies Park, Prince Albert Drive,
Winkfield.**

**Retrospective application for
erection of animal feed shelter.**

The Sub Committee noted the comments from Winkfield Parish Council and that four letters of objection had been received.

RESOLVED that the Borough Planning Officer, in consultation with the Borough Solicitor, be **authorised to approve** the application, subject to a suitably worded condition dealing with the management and disposal of manure.

Application No 624940

**Elizabeth House, Rounds Hill,
Bracknell.**

**Retention of single storey rear
extension forming conservatory.**

The Sub Committee noted that one letter of objection had been received.

RESOLVED that the application be **approved** subject to the following conditions:-

- (1) Obscure glazing of the five top window panes along the eastern flank of the conservatory shall be provided within 3 months of the date of this permission in accordance with details which have been submitted to and approved in writing by the Local Planning Authority and shall thereafter be retained in that form to the satisfaction of the Local Planning Authority.

Application No 624935

**16 Mallowdale Road, Winkfield.
Continued use of open space as
private garden and retention of 1.8m
high boundary fence.**

The Sub Committee noted the comments from Winkfield Parish Council and that one letter of objection had been received.

RESOLVED that the application be **approved** subject to the following conditions:-

- (1) The development shall be retained in accordance with the plans received on 1 July 1999.
- (2) The conifer hedge shown on the approved plans shall be retained at a maximum height of 2 metres.

Application No 624967

**7 Dale Gardens, Little Sandhurst.
Erection of two storey front and
single storey side extensions.**

Councillor Birch declared an interest and withdrew from the meeting.

RESOLVED that consideration of the application be **deferred** until the next Sub Committee, as the anticipated amended plans were not received in time to allow the Town Council and neighbours to comment on the amendments.

Application No 624979

**59 Wargrove Drive, Sandhurst.
Erection of 4.9m high mast on rear
wall of house to support TV aerial.**

The Sub Committee noted the comments from Sandhurst Town Council.

RESOLVED that the application be **approved** subject to the following conditions:

- (1) A2 Full permission – implementation
- (2) B3 Details received by the Local Planning Authority on 12 July 1999.

Application No 624851

**The Roebuck Public House, St Marks
Road, Binfield.
Erection of single storey rear
extension.**

The Sub Committee noted that three letters of representation had been received.

RESOLVED that the application be **approved** subject to the following conditions:-

- (1) A2 Full permission - implementation
- (2) B2 Plans as received
 - insert “BFBC/599/174/02 received 3 June 1999”
 - insert 2 “16 August 1999” insert 3 “17 August 1999”

- (3) E1 Materials to match existing building
- (4) HA27 Provision of parking spaces (approved drawing)
delete "No dwelling/building" insert "The development hereby approved shall not be begun"
- (5) The extension hereby approved shall not be occupied until the access to Chapel Terrace which runs through the site has been marked out in accordance with a plan to be submitted to and approved by the Local Planning Authority.

Application No 624827

**60 Holland Pines, Bracknell.
Erection of single storey side extension and resiting of 2m high boundary fence resulting in change of use of open space area to enclose private garden.**

A site visit had been held in respect of this application on Wednesday 1 September which had been attended by Councillors Adams, Mrs Doyle, Fawcett, Flood, Grayson, Mrs Hayes, Jones, Simonds, Thompson, Ward, Wheaton and Worrall.

The Sub Committee noted the comments of Bracknell Town Council and that letters of objection had been received.

RESOLVED that the application be **refused** for the following reason:

The extension, by virtue of its size and siting in a visually prominent location in the street scene, would have an unacceptably adverse effect on the visual amenity and open plan character of this part of Holland Pines. The proposal would therefore be contrary to policy EN21 of the Deposit Draft Bracknell Forest Borough Local Plan incorporating further proposed changes.

Application No 624974

**31 Arncliffe, Bracknell.
Change of use of land to side of property from open space to private garden with erection of 1m and 2m high fencing.**

The Sub Committee noted the comments from Bracknell Town Council.

RESOLVED that consideration of the application be **deferred** to enable a site visit to be made, to which all members of the Council would be invited.

Application No 624982

**25 Long Mickle, Sandhurst.
Erection of first floor rear extension.**

The Sub Committee noted the comments from Sandhurst Town Council.

RESOLVED that the application be **approved** subject to the following conditions:

- (1) A2 Full permission – implementation.

- (2) B3 Plans as received – insert “103/AF/001 13 July 1999”.
- (3) E1 Materials to match existing building.
- (4) HA30 Garage retained for vehicle parking.

Application No 624933

**6 The Elms, Warfield Park, Warfield.
Erection of single detached garage.**

The Sub Committee noted that one letter of concern had been received from the occupier of a neighbouring mobile home.

RESOLVED that the Borough Planning Officer be **authorised to approve** the application subject to the following conditions and upon the receipt of the details required for inclusion in condition (2).

- (1) A2 Full permission – implementation
- (2) A8 Temporary permission (mobile home site) (details to be inserted)
- (3) The garage hereby permitted shall only be used for the parking of private motor vehicles or for domestic purposes incidental to the use of no. 6 The Elms as a residential mobile home.
- (4) B3 Plans as received (Site Plan and Cotswold Windsor garage details date stamped 30 June 1999)

Application No 624873

**122 New Road, Winkfield.
Erection of single storey side and
part two storey, part first floor rear
extensions.**

The Sub Committee noted the comments from Sunninghill Parish Council.

RESOLVED that the application be **approved** subject to the following conditions.

- (1) A2 Full permission – implementation.
- (2) B3 Plans as received – insert “11 June 1999”.
- (3) E1 Materials to match existing building.

46 **Miscellaneous Item (Item 4)**

Application No 623351

**Land at Garth Works on either side of
Kennel Lane, Warfield
Section 106 unilateral undertaking.**

The Borough Planning Officer reported that the appeal into the refusal of the above application had been dismissed and that therefore the Section 106 unilateral undertaking was of no effect.

RESOLVED that the report be noted.

47 **Bracknell Town Centre Development Proposals and Concurrent Section 77 and Local Plan Inquiry (Item 4)**

The Borough Planning Officer submitted a report updating the Sub Committee on the Local Plan Inquiry.

RESOLVED that the report be noted.

48 **Building Regulations Applications/Notices Dealt with by the Borough Planning Officer (Item 5)**

The Borough Planning Officer submitted a report on building regulations applications/notices that had been dealt with since the last meeting.

RESOLVED that the report be noted.

49 **Applications Dealt with by the Borough Planning Officer under Delegated Powers (Item 6)**

The Borough Planning Officer submitted a report on applications which had been dealt with under delegated powers since the last meeting.

RESOLVED that the report be noted.

50 **Notification of Appeals Received (Item 7)**

The Borough Planning Officer submitted a report on appeals received since the last meeting.

RESOLVED that the report be noted.

The meeting commenced at 7.30pm
and concluded at 10.22pm.

CHAIRMAN