

**Minutes of a meeting of the Planning Committee  
Held virtually by Zoom  
On Tuesday 27 October 2020 commencing at 7.00pm**

Members Present: Councillors R Wood (Chairman), P Deason (Vice Chairman), P Carter, C Herring, A Sharpe, B Story.

In attendance: Mr Patrick Griffin, SPAE; Mrs Helen Goodwin, Clerk to the Council.

**7722 APOLOGIES FOR ABSENCE**

Apologies received from Councillor B Hilton.

**7723 MINUTES**

The minutes of the meeting held on 06 October 2020 were approved with one amendment that the date in minute 7716 should be 15 September 2020.

**7724 DECLARATIONS OF INTEREST**

The Chairman asked to receive any Declarations of Interest in accordance with the adopted Code of Conduct. None were received.

**7725 PLANNING APPLICATIONS**

<b>Application No.</b>	<b>Location and Description</b>
<b>20/02465 (Works to Trees Covered by TPO)</b>	<b>79 Sutherland Chase Ascot SL5 8TE</b> (T1) Oak - Partial crown reduction to leave a height of 27m and spread of 22m and (T2) Oak - Partial crown reduction to leave a height of 26m and spread of 18m. (TPO 14 of 1996). <b>Parish Council Recommendation: Refer to Tree Officer. Due to previous stipulations regarding 13/01682/TPO (crown reduction of T2 and T3) refused in 2013, and 17/02674/TPO (lateral limb removal for T2 and T3) permitted in 2017. There are clearly concerns around these oak trees, no recommendation can be made unless a more detailed proposal is provided than the simple sketch provided, pollarding suggested questioned as inappropriate.</b>
<b>20/02523 (Full)</b>	<b>Fairwinds, Church Lane Ascot SL5 7DD</b> <b>Relocation of the front entrance door, new entrance canopy, single storey side extension, new side chimneybreast, single storey rear extensions, alterations to the existing front dormer, x1 front dormer, x1 side dormer, x1 side rooflight, alterations to the existing rear dormer, x2 rear dormers and alterations to fenestration, following demolition of the existing single storey front and side elements and removal of the existing x2 rear rooflights.</b> <b>Parish Council Recommendation: Concern. Site is in Green Belt. The plans do seem to be taking a sympathetic line with this property, the original Vicarage. Reservation is with the style of the front door and its roof, as to whether it is in keeping with the period style.</b>
<b>20/02541 (Works to Trees Covered by TPO)</b>	<b>1 The Chase Ascot SL5 7UJ</b> (T1) Holly - fell and grind stump and (T2) Holly - fell and grind stump. <b>Parish Council Recommendation: Refer to Tree Officer. Justification provided and replacement tree suggested.</b>
<b>20/02563 (Full) P Carter</b>	<b>14 Dorian Drive, Ascot, SL5 7QL</b> <b>Part single part two storey side/rear extension.</b> <b>Parish Council Recommendation: No Issues</b>
<b>20/02567 (Works to Trees Covered by TPO)</b>	<b>Royal Ascot Tennis Club, Station Hill Ascot SL5 7HF</b> (T1) Oak - fell to approximately ground level. <b>Parish Council Recommendation: Refer to Tree Officer. There is no arboricultural report as required, just numerous photos. RBWM should only sanction felling if 'dangerous' and consider "monolithing" if 'dead, diseased or dying' and replacement trees should be conditioned.</b>

20/02574 (Full)	<p>Land Adjacent To The Drawery Windsor Great Park Windsor change of use of land for construction of film set and use of associated land for parking and storage purposes for a 5 year period Parish Council Recommendation: <b>Objection</b> Development is in Green Belt albeit “temporary” but this is for over 5 years. Any development in GB is deemed “inappropriate” unless Very Special Circumstances are demonstrated. The benefits as proposed do not outweigh the detrimental aspects and as such the application must be refused. <b>Negatives</b> Effect on wildlife and Eco systems. The Ecological Survey report is missing. Serious concerns are expressed for local swan/signets, large population of frogs and the large number of fish in the lake, which could be polluted plus the many birds that enjoy the surrounds Unacceptable impact to neighbour’s amenity. The site will create a structure which is 12 m tall, 120 meters long and 30 meters wide with a roof which will be there for the full 5 years, this is a serious incursion into the openness of the Green Belt. Currently walkers, runners and horse riders are used to the enjoyment of the open countryside, this will be replaced by a large structure with high fences and traffic and large amounts of vehicle parking/storage. Traffic Impacts both on congestion and on the openness of the Green Belt. Damage will be created on roads and tracks and grasslands due to 150+ vehicle movements and parking. It must also be highlighted that the single-track access routes highlighted are also used by many local residents for walking, running and cycling and it is not possible to segregate the existing uses with the conflicting increased usage in the peaks of filming/construction on the set. <b>Benefits</b> Possible Income and Employment Opportunities It is highlighted that the film set will use local facilities for food and drink but it is also noted that the on-site facilities are to include on-site canteens etc. The local hotels may benefit from occasional additional stays but only for 8 weeks in 52. Any employment would be of very casual nature and very limited in number. A detailed report will be submitted to RBWM containing full details</p>
20/02647 (Works to Trees Covered by TPO)	<p>Hedgerows 17 Walton Drive Ascot SL5 7PG (T1) - Oak - Fell. (TPO 42 of 2005). Parish Council Recommendation: <b>No objection to removal of tree. Photographic evidence of decay provided. Applicant may wish to plant another tree to replace it. Condition required by RBWM</b></p>
20/02679 (Full)	<p>2 Woodlands Close Ascot SL5 9HU Single storey front/side extension and alteration to fenestration Parish Council Recommendation: <b>No issues</b></p>
20/02699 (Full)	<p>2 Farm Close, Ascot, SL5 7AR Single storey rear extension, new side canopy, rear dormer and alterations to fenestration. Parish Council Recommendation: <b>Object. Large Dormer extension in attic. Bedroom number remains at 3 and a limited 1 on-site parking space is maintained. This is within a row of Victorian terraced properties and a full width dormer roof is out of keeping with the townscape assessment NP/DG1.4. The limited on-site parking will result in on street parking contrary to NP/T1.1 and could be regarded as overdevelopment of the site overall.</b></p>
20/02704 (Works to Trees Covered by TPO)	<p>Muirfield Kier Park Ascot SL5 7DS (T1) Holly, (T2) Holm Oak - Reduce canopy in height by 2m and cut back building side to allow 2m clearance. (T3) Lawson Cypress - Fell. (TPO 4 of 1965) Parish Council Recommendation: <b>Refer to Tree Officer</b></p>
20/02706 (Full)	<p>Land Adjacent To 39 Elizabeth Gardens Ascot} Construction of a semi-detached dwelling Parish Council Recommendation: <b>Concerns. The new proposal is significantly better than the withdrawn application. There is still no off-street parking, as required by NP/T1.1. and the private amenity space is very limited.</b></p>
20/02720 (Full)	<p>Reservoir Ascot Racecourse Winkfield Road Ascot To Pumping Station West of The Great Pond Watersplash Lane Ascot Installation of replacement underground water pipeline, replacement plant to pump house and associated works connecting from Ascot Racecourse Reservoir; across Winkfield Road (A330); Royal Ascot Golf Club; Lower Farm; and to the Great Pond. Parish Council Recommendation :<b>No objections. Replacement pipe is needed. The Arboricultural Development Report is robust. There is a loss of 2 trees but the stumps will be retained for diversity to wooded pond edge.</b></p>

20/02740 (Full)	<p><b>Tile House, 17 Holmes Close Ascot SL5 9TJ</b>  <b>Single storey side extension with first floor accommodation, x1 additional front dormer, x2 additional rear rooflights and relocation of the external staircase and door to provide additional habitable accommodation in the roof space of the detached garage.</b>  <b>Parish Council Recommendation: No Issues.</b>  <b>Better proposal than 20/01725 as it now appears that the extension to the garage avoids incursion into RPA of trees that require protection.</b></p>
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**7726 PLANNING APPEALS**

No planning appeals were received.

**7727 APPROVALS AND REFUSALS**

***Week ending 02 October***

Application Number: 20/00499

Type: Full

Proposal: Alterations to 2 x south side car parks to include relocation and reconfiguration of the existing vehicular and pedestrian accesses, replacement of the enclosures, new landscaping and signage.

Location: Ascot Racecourse High Street Ascot SL5 7JX

Decision: Application Permitted

Parish Council Recommendation: No issues

Application Number: 20/01453

Type: Works To Trees Covered by TPO

Proposal: T01 Sweet Chestnut: Crown lift to give a 3m height clearance and removal of branches with a diameter no greater than 75mm. T02 Sweet Chestnut: Crown lift to give a 3m height clearance and removal of branches with a diameter no greater than 75mm. T03 Sweet Chestnut: Crown lift to give a 3m height clearance and removal of branches with a diameter no greater than 75mm. T04 Sweet Chestnut: Crown lift to give a 3m height clearance by the tip reduction of lower branches and removal of branches with a diameter no greater than 75mm. (dead branches to be removed). T05 Beech: Removal of one overhanging branch next to garage. T06 Oak: Thin tips by 30% to maintain tree health as the branches are growing onto T07. T07 Oak: Thin tips by 30% to maintain tree health as the branches are growing onto T06. T08 Scots Pine: Remove x2 branches to lift crown. T09 Scots Pine: Remove x1 branch to lift crown. T10 Sweet Chestnut: Crown lift to give a 3m height clearance by the tip reduction of lower branches and removal of branches with a diameter no greater than 75mm. T11 Sweet Chestnut: Remove x1 branch to lift crown. T12 Sweet Chestnut: Crown lift to give a 4m height clearance by the tip reduction of lower branches and removal of branches with a diameter no greater than 75mm. T13 Sweet Chestnut: Crown lift to give a 4m height clearance by the tip reduction of lower branches and removal of branches with a diameter no greater than 75mm. T16 Silver Birch: Crown lift to give a 4m height clearance by the tip reduction of lower branches and removal of branches with a diameter no greater than 75mm. T18 Scots Pine: Crown lift to give a 4m height clearance over the driveway and a 3m height clearance over all other areas by the tip reduction of lower branches and removal of branches with a diameter no greater than 75mm. (TPO 27 of 1994)

Location: Fox Hollow And Greystones St Marys Road Ascot

Decision: Application Permitted

Parish Council Recommendation: Refer to Tree Officer

Application Number: 20/01745

Type: Full

Proposal: Garage conversion, part two storey part first floor extension to the South East elevation with undercroft and incorporating a new external fireplace, raising of the eaves and ridge to create a new first floor with the insertion of new rooflights and alterations to fenestration.

Location: 40 Huntsmans Meadow Ascot SL5 7PF

Decision: Application Withdrawn

Parish Council Recommendation: Object

Application Number: 20/01751

Type: Works To Trees Covered by TPO

Proposal: G1 - 3 x Conifer Trees - fell, T1 - Oak Tree - remove dead top to make safe, G2 - 2 x Sycamore Trees - fell. (TPO 12 of 1966)

Decision: Application Permitted

Parish Council Recommendation: Refer to Tree Officer

Application Number: 20/01803

Type: Works To Trees Covered by TPO

Proposal: T1 Chestnut: Reduce lateral spread by up to 2.5m up to a height of 6m from ground level. Ensure a 5.5m height clearance over the adjacent road. T2 Lime: Crown reduce by 1.5-2m. Remove small to medium lateral branches no greater than 80mm in diameter which overhang the garden up to to a height of 9m from ground level. T3 Beech: Reduce lateral branches which overhang the garden by up to 2m. (TPO 30 of 2011)

Location: 6 - 7 The Links Ascot SL5 7TN

Decision: Application Permitted

Parish Council Recommendation: Refer to Tree Officer

Application Number: 20/01848

Type: Works To Trees Covered by TPO

Proposal: T1 - Turkey Oak - fell, T2 - Red Oak - remove major dead wood and tip reduce the upper canopy away from the house by 1.5 meters. (TPO 12 of 1966)

Location: Jacaranda Queens Hill Rise Ascot SL5 7DP

Decision: Application Permitted

Parish Council Recommendation: Refer to Tree Officer

**Application Number: 20/01953**

**Type: Works To Trees Covered by TPO**

**Proposal: (T1) Blue Spruce - Fell. (TPO 011 of 2014)**

**Location: 27 Llanvair Close Ascot SL5 9HX**

**Decision: Application Permitted**

**Parish Council Recommendation: Object**

Application No.: 20/01961

Type: Full

Proposal: Insertion of a larger roof light to south east elevation and x1 new roof light to north west elevation of the second floor.

Location: 7 Ascot Wood Station Hill Ascot SL5 7HF

Decision: Application Permitted

Parish Council Recommendation: No concerns

Application Number: 20/01989

Type: Full

Proposal: Single storey front and rear extensions.

Location: 24 Gainsborough Drive Ascot SL5 8TB

Decision: Application Permitted

Parish Council Recommendation: No issues

Application Number: 20/01997

Type: Works To Trees Covered by TPO

Proposal: T1 - Oak - Limb touching the house shorten back to union and remove epicormic growth up to 1st large limb (5m above exiting ground levels). (TPO 8 of 1999)

Location: 7 Oaklands Close Ascot SL5 7NG

Decision: Application Permitted

Parish Council Recommendation: Refer to Tree Officer

**Application Number: 20/02021**

**Type: Full**

**Proposal: Two storey side/ rear extension, single storey front extension, relocation of front entrance with new canopy, single storey front storage building and alteration to fenestration.**

**Location: 8 Kingswick Drive Ascot SL5 7BQ**

**Decision: Application Permitted**

**Parish Council Recommendation: Possible concerns**

**Application Number: 20/02053**

**Type: Full**

**Proposal: Construction of a detached dwelling with associated landscaping.**

**Location: Central Chambers 48B High Street Sunninghill Ascot SL5 9NF**

**Decision: Application Permitted**

**Parish Council Recommendation: Strong objections**

*Week ending 09 October*

Application Number: 20/01669

Type: Full

Proposal: x1 new dwelling.

Location: Land Adjacent To 39 Elizabeth Gardens Ascot

Decision Type: Delegated

Decision: Application Withdrawn

Parish Council Recommendation: Objections

Application Number: 20/01997

Type: Works To Trees Covered by TPO

Proposal: T1 - Oak - Limb touching the house shorten back to union and remove epicormic growth up to 1st large limb (5m above exiting ground levels). (TPO 8 of 1999)

Location: 7 Oaklands Close Ascot SL5 7NG

Decision: Application Permitted

Parish Council Recommendation: Refer to Tree Officer

**Application Number: 20/02065**

**Type: Works To Trees Covered by TPO**

**Proposal: T1 - Silver Birch - fell. (TPO 11 of 2014)**

**Location: 27 Llanvair Close Ascot SL5 9HX**

**Decision: Application Permitted**

**Parish Council Recommendation: Objection. Refer to Tree Officer**

Application Number: 20/02078

Type: Works To Trees Covered by TPO

Proposal: T1 Oak - Laterally tip reduce to give a maximum clearance of 2m from the building line, T2 and T3 Sweet Chestnut - Laterally tip reduce to give a maximum clearance of 2m from the building line, T4, T5 and T6 Silver Birch - Laterally tip reduce three mature Beech trees by 2m to give a maximum 2m clear growth height to over hung Silver Birch trees to enable them to grow out naturally. The reduction of the crown of the three mature Beech trees would be less than 5%. (TPO 6 of 2014)

Location: Edenwood House Horse Gate Ride Ascot SL5 9LS

Decision: Application Permitted

Parish Council Recommendation: Refer to Tree Officer

## ***Week ending 16 October***

Application Number: 20/01868

Type: Full

Proposal: New front entrance canopy, single storey side extension, two storey rear extension, 1 No. rear dormer, 3 No. side dormers, alteration to fenestration, 1 No. rooflight and 2 No. roof lanterns, following demolition of the existing front, side and rear elements.

Location: 1 Woodlands Ride Ascot SL5 9HP

Decision: Application Permitted

Parish Council Recommendation: No concerns

Application Number: 20/02088

Type: Works To Trees Covered by TPO

Proposal: (G1) x6 Sycamores/Chestnuts - reduce to ground level.

Location: Street Record Blythewood Lane Ascot SL5 8EW

Decision: Refuse

Parish Council Recommendation: Refer to Tree Officer.

### **Application Number: 20/02089**

**Type: Full**

**Proposal: Single storey front extension, part single part two storey rear extension and alterations to fenestration.**

**Location: 34 Upper Village Road Ascot SL5 7AQ**

**Decision: Application Permitted**

**Parish Council Recommendation: Concerns**

Application Number: 20/02101

Type: Full

Proposal: Enlargement of the existing front entrance steps, new entrance canopy and first floor side extension.

Location: Sommerton Coronation Road Ascot SL5 9LG

Decision: Application Permitted

Parish Council Recommendation: No concerns

Application Number: 20/02470

Type: Works To Trees Covered by TPO

Proposal: 8 x Lime Trees (front garden) - repollard by removing regrowth back to previously formed knuckle points. 1 x Lime (rear garden) - remove epicormic growth up to main crown break; linear reduce by up to a maximum of 4m the regrowth from the previous reduction points, remove dead, broken branches and crossing/rubbing branches.

Location: Englemere Lodge London Road Ascot SL5 8DE

Decision: Application Permitted

Parish Council Recommendation: Refer to Tree Officer.

### **7728 ANY OTHER BUSINESS**

- (i) Mr Griffin advised the meeting that there is to be a third hearing with regard to the Borough Local Plan and the number of dwellings required. There was a discussion regarding the numbers of dwellings required for our area, as calculated by RBWM, and the reason for the variations and it was noted that the ONS number is significantly reduced. The hearing is to be on 9<sup>th</sup> December and interested parties are invited to make submissions and to personally present them at the hearing. Cllr Deason offered to draft a submission for the parish council, to be circulated to members of the council for approval, and Cllr Sharpe offered to attend the hearing to present the submission.
- (ii) Committee members have observed that work is taking place at Briar Coombe (on the corner of St Mary's Hill and Truss Hill Road) involving building a garage and it is thought that planning permission has not been sought. In addition, previous plans at this property included planting new trees but this doesn't appear to have happened and the access point has been changed. Cllr Wood agreed to visit the site to take photos and then contact Enforcement.
- (iii) Cllr Deason was thanked for the very well thought-out submissions made on our behalf recently to the White Papers on changes to the planning system.

- (iv) Mr Griffin advised that SPAE will also be putting in a response to the Hearing on the Appeal for Garden Lodge, Bagshot Road.

There being no other business the meeting concluded at 8.00pm.

**Helen Goodwin**  
**28 October 2020**