

**Minutes of a meeting of the Planning Committee
Held at All Saints Church Hall, London Road, Ascot, SL5 8DQ
On Wednesday 17 August 2022 commencing at 7.00pm**

Members Present: Councillors R Wood (Chairman), P Deason (Vice Chairman), J Gripton, B Hilton, S Verma and Spike Humphrey.

In attendance: Helen Goodwin, Clerk to the Parish Council; Maryann Morgan, Admin Assistant; Patrick Griffin (SPA); 14 members of the public.

8272 APOLOGIES

Apologies were received from Cllrs A Sharpe, B Story & C Herring. Cllr P Carter was absent.

8273 MINUTES

The minutes of the meeting held on 20 July 2022 were approved and signed as such.

8274 DECLARATIONS OF INTEREST

None were received.

8275 PLANNING APPLICATIONS

Application No.	Location and Description
22/01753 (Full)	9 Norton Park Ascot SL5 9BW Single storey front and rear extensions with new chimney to the side elevation and alterations to fenestration. Parish Council Recommendation: No issues as long as on-site parking no. is maintained.
22/01766 (Full)	57 Carroll Crescent Ascot SL5 9EJ Single storey rear extension following demolition of existing element. Parish Council Recommendation: No Issues
22/01900 (Full)	Flat 4 Larchwood Lodge Larch Avenue Ascot SL5 0AR Single storey front/side extension and new patio. Parish Council Recommendation: No Issues
22/01912 (Ref 75 – 2017 Habitat Regulations)	Lloyds TSB Bank 21 High Street Ascot SL5 7JE Approval under regulation 77 of the Conservation (Natural Habitats etc.) Regulations 2017 for application 22/00131/CLAMA for prior approval to change the first floor office space into 2no. one bedroom apartments. Parish Council Recommendation: No issues with this application but surprised by the approval of 22/00131 related to parking.
22/01919 (Full)	Ascot Racecourse, High Street, Ascot, SL5 7JX Installation of LED display screen. (Retrospective). Parish Council Recommendation: No Issues
22/01920 (Advertisement)	Ascot Racecourse High Street Ascot SL5 7JX Consent to retain an LED display screen. Parish Council Recommendation: No Issues
22/01934 (Full)	Rays Court Friary Road Ascot SL5 9HD Detached garage (Retrospective). Parish Council Recommendation: No Issues
22/01958 (Full)	Red Hatch St Johns Road Ascot SL5 7NH x1 new front rooflight, relocated front dormer and x1 new side dormer. Parish Council Recommendation: No Issues
22/01971 (Full)	Land Bounded By Ascot Fire Station Station Hill And West of Hermitage Parade And South of High Street Ascot

	<p>Redevelopment of the site to provide 3,261sqm commercial and community floorspace (mix of uses within Use Classes E, F1 and F2) and x137 dwellings with associated parking, access, open space, landscaping and other associated works. Provision of new public open space with associated hard and soft landscape works, new pedestrian and cycle paths and children's play area.</p> <p>Parish Council Recommendation: <u>Detailed Objection -Separate Mail to be sent to RBWM</u></p>
22/02009 (Works to Trees Covered by TPO)	<p>Braydene Heathfield Avenue Ascot SL5 0AL (T1) Horse Chestnut - remove epic growth and lower branches, remove dead wood and lift 1m all over - 019/2006/TPO.</p> <p>Parish Council Recommendation: Refer to Tree Officer The photos provided show the tree in excellent condition</p>
22/02015 (Full)	<p>Land Adjacent To Errollston House Coronation Road Ascot Construction of x1 of staff dwelling.</p> <p>Parish Council Recommendation: Concerns</p> <p>As this is in Green Belt VSC must be demonstrated, an extra staff member is proposed for pastoral care as justification. The concern relates to whether the size and timing of the requirement justify VSC.</p> <p>Does it need to be a 4 bed house? Could it be a 3 bed flat with less GB incursion? Could another member of staff with onsite accom. offsite creating a vacant property? If the requirement is urgent and onsite mandatory, how will it be managed before house is built? Could this be done in the longer term? If RBWM minded to approve, a suggested condition is required stopping the sale of this property on the open market as it is "inappropriate development" in the Green Belt other than use for school purposes, especially as access is proposed off Coronation Road and not from within the school.</p>
22/02032 (Full)	<p>Haining Brockenhurst Road Ascot SL5 9HB x1 dormer at main roof level</p> <p>Parish Council Recommendation: No Issues</p>
22/02033 (Full)	<p>3 Ancaster Drive Ascot SL5 8TR Part single part two storey part first floor side/rear extension.</p> <p>Parish Council Recommendation: No Issues</p> <p>This is a reworking of a previous application with minor changes to the plans. We had no objections last time and see no reason to change that position.</p>
22/02041(Listed Building Consent)	<p>Brook House 5A Coombe Lane Ascot SL5 7DQ Consent for internal alterations at first floor.</p> <p>Parish Council Recommendation: No Issues</p>
22/02084 (Full)	<p>4 Durning Place Ascot SL5 7EZ Single storey side/rear extension and alterations to fenestration following the demolition of the existing conservatory.</p> <p>Parish Council Recommendation: No issues</p> <p>This plan is to replace a conservatory with a breakfast room and the subsequent changes to the kitchen and remainder of the ground floor. It makes small changes to the footprint of the house but nothing to concern neighbours. No objection.</p>
22/02102	<p>7 St Georges Lane Sunninghill Ascot SL5 9BL Single storey rear extension, following demolition of the existing single storey rear element.</p> <p>Parish Council Recommendation: Concerns</p> <p>Whilst no objections have been lodged by neighbour at no. 5. The rear of the property is being extended by 4m on the boundary between the 2 properties. It would appear that there is encroachment inside the 45 and 60 degree rules related to light reduction.</p>
22/02134 (Full)	<p>Cardinals Ride Monks Walk Ascot SL5 9AZ Two storey front extension, part single/part two storey part first floor side/rear extension, first floor rear balcony with undercroft, new roof with front and rear dormers, new parapet wall to front, both sides and rear elevation, alterations to existing chimney to include increased height, alterations to fenestration to include x2 first floor rear Juliette balconies and to finishes and materials following part demolition of existing front elevation.</p> <p>Parish Council Recommendation: No objections as long as the required Bat Roost PRA is produced as required.</p>
22/02138 (Full)	<p>25 Armitage Court Ascot SL5 9TA Alterations to existing front canopy, single storey rear extension, first floor front/side extension and solar panels to rear elevation and alterations to existing garage wall,</p>

	fenestration and external finishes. Parish Council Recommendation: No Issues
22/02153 (Full)	21 Liddell Way Ascot SL5 9UT Single storey wraparound extension (front, side and rear) and alterations to fenestration, following demolition of the existing single storey side and rear elements. Parish Council Recommendation: no issues
22/01687 (TPO)	Friars End Greyfriars Drive Ascot SL5 9JD (T1) Oak - dismantle to ground level (T4) Oak - prune back lateral branches by 2-3m and (T5) Oak - crown reduce by 2-3m on property side only - 103/2003/TPO. Parish Council Recommendation: Refer to Tree Officer
22/02164 (Full)	South Ascot Village School All Souls Road Ascot SL5 9EA Main school building: Internal refurbishment and minor remodeling of existing classroom and WC spaces. Installation of new external canopy and timber fencing to provide covered external play area. Nursery school building: Internal refurbishment and minor remodeling of existing classroom and WC spaces. Internal partition to create new group room. Six number new sun tubes to existing pitch tiled and flat roof. Parish Council Recommendation: The PC supports the application which will increase the potential use of the buildings on site
22/02171 (Full)	Old Huntsmans House Kennel Avenue Ascot SL5 7NZ Single storey side/rear extension, roof terrace with metal balustrade and alterations to fenestration following the demolition of the existing single storey elements Parish Council Recommendation: This is a Landmark Building and view as per NP/DG4 Heritage Assets. As such any alterations must conserve or enhance the building. This application is for internal reconfiguration of the building and utilisation of a flat roof to replace several pitch roofs at GF level. There are no changes to the important front and west elevations. As such the PC supports this application.

8276 PLANNING APPEALS

85 Upper Village Road Ascot SL5 7AJ

New front porch, part two storey, part single storey side/rear extension, 1no. front dormer, rear Juliet balcony and alterations to fenestration.

The above appeal will be decided on exchange of written representation to be received by the Planning Inspectorate. Any comments already submitted regarding this application will be forwarded to the Planning Inspectorate. Should any additional comments be made, this can be done via the Planning Inspectorate website at <https://acp.planninginspectorate.gov.uk> or by emailing RT1@planninginspectorate.gov.uk. Please ensure that any comments are received by the Planning Inspectorate no later than 1 September 2022.

8277 APPROVALS AND REFUSALS

The approvals and refusals were considered for weeks ending 15, 22,29 July & 05 August.

8278 ANY OTHER BUSINESS

Patrick Griffin raised the issue of the appeal regarding Berkshire House in Ascot. Although the appeal was lodged in March, one document relating to the appeal was only uploaded onto the RBWM website in the last few days just prior to the cut off date for any comments to be made concerning the appeal. It was asked if this would allow for a further appeal due to the time allowed to review the additional document. It was decided that the Parish Council have already lodged their concerns regarding this development and would not be adding anything further.

Cllr J Gripton asked if there was an update on the application to develop the RSG Motor Group (Halfpennys Garage) site in Sunninghill but it was advised that this application has not yet been decided by RBWM.

There being no other business the meeting concluded at 8.40pm.

Cllr R Wood (Chairman)