



Minutes for the Planning Committee Tuesday 8 March 2022 at 7:30pm

PC 62 / 21 Attendance and Apologies for Absence

Present: Cllr Anne-Catherine Buxton (Chairman), Cllr Michael Burn, Cllr Lilly Evans, Cllr David Biggs

Apologies for Absence: Cllr Yvonne Jacklin, Cllr Robin Booth

In Attendance: Ruth Davies (Clerk), Nikki Tomlinson (Deputy Clerk), Patrick Griffin (SPA representative)

There were 3 members of the public present

PC 63 / 21 Declarations of interest for items on the agenda

Declarations of interest from Cllr Biggs with regards to application 21/00383, 22/00497, 22/00588 and 22/00594 and Cllr Buxton with regards to application 22/00174

PC 64 / 21 Approval of the minutes of the planning committee meeting 8 February 2022

RESOLUTION: The committee **approved** the minutes of the 8 February 2022, there were no matters arising.

PC 65 / 21 To review any recent significant planning and enforcement decisions for the Parish

21/01117 R D Brett (Electrical Contractors) Ltd and Land At Kenwood Lower Nursery Sunningdale Ascot
Permitted

21/03443/TPO Rajsheel Onslow Road Sunningdale Ascot SL5 0HW
Refused

21/02983 Saltaire Devenish Road Sunningdale Ascot SL5 9QP
Refused

22/00133 Cornerstone Onslow Road Sunningdale Ascot SL5 0HW
Refused

PC 66 / 21 To review and approve comments and letters, for submission to the Planning authority for the applications below:

22/00163 The Firs Church Road Sunningdale Ascot SL5 0NJ

Installation of 26 solar panels on rear facing south roofs and rear facing south west roof, installation of ground source heat pump (internally) and collector array underground and new external wall insulation.

The parish council has no comment to make on this application.

22/00174 Guardians Broomfield Park Sunningdale Ascot SL5 0JS

Replacement front/side boundary treatment.

The Parish Council **OBJECTS** to this application. The reasons for objection are set out in the letter below.

[22_00174-Guardians-Broomfield-Park.pdf](#)

22/00216 Former Grove House Devenish Lane Sunningdale Ascot

Confirmation that all conditions attached to planning permission 15/03215/FULL for the construction of two detached dwellings following demolition of existing house, garage and outbuildings. Formation of two new accesses, closure of existing access and ancillary works have been complied with

The parish council has no comment to make on this application.

22/00273 Former Grove House Devenish Lane Sunningdale Ascot

Application to confirm if the terms of the Planning Agreement dated 14th July 2016 relating to 15/03215/FULL for the construction of two detached dwellings following demolition of existing house, garage and outbuildings. Formation of two new accesses, closure of existing access and ancillary works have been complied with.

The parish council has no comment to make on this application.

22/00224 Sunnycroft Larch Avenue Ascot SL5 0AP

Garage conversion, two storey front/side extension with front entrance canopy, two storey side/rear extension with balcony, steps to the rear and alterations to fenestration.

The parish council object to this application as this is a significant garage conversion over 2 floors requiring ground excavation. The proposed extension is adding considerable space which is next to trees. No tree report has been provided in the application and therefore is contrary to policy NP/EN2.

22/00228 36 Beech Hill Road Ascot SL5 0BW

Part single part two storey side/rear extension and alterations to fenestration.

The parish council has no comment to make on this application.

22/00287 Site of Former 19 Station Road Sunningdale Ascot

Details required by Condition 5 (Cycle Parking) of planning permission 20/00781/FULL for the construction of x3 dwellings with associated parking, following demolition of existing buildings

The parish council has no comment to make on this application.

22/00254 The Ridings Heather Drive Sunningdale Ascot SL5 0HS

x1 new rear dormer with balcony.

The parish council has no comment to make on this application.

22/00266 The Spinney Sunning Avenue Sunningdale Ascot SL5 9PW

1no. replacement detached dwelling, detached garage with accommodation within the roofspace, associated parking, landscaping and entrance gates following the demolition of the existing dwelling

The parish council OBJECTS to this application and will request that it is called to panel should the planning officer be minded to permit. The reasons for objection are set out in the letter below.

[22_00266-The-Spinney-Sunning-Ave-1.pdf](#)

22/00366 Manor House London Road Sunningdale Ascot SL5 0JW

Single storey rear extension no greater than 8.00m in depth, 4.00m high with an eaves height of 2.70m

The parish council OBJECTS to this application. The reasons for objection are set out in the letter below.

[22_00366-Manor-House-London-Road-1.pdf](#)

22/00383 Sunningdale Park Larch Avenue Ascot SL5 0QE

Details required by condition 18 (partial discharge) (Biodiversity Enhancement), condition 19 (partial discharge) (Lighting Design Strategy) of Planning Permission 18/00356 for the redevelopment of Sunningdale Park including the part demolition, alteration, restoration, conversion and extension of Northcote House (Grade II Listed), Gloucester Stables and the Walled Garden; the alteration, restoration, conversion and extension of North Lodge, the alteration, restoration and conversion of the Gamekeeper's Lodge and Store, and The Dairy; the part demolition and part alteration, restoration and conversion of South Lodge; refurbishment and extension of Gardeners Cottages and the demolition of other buildings including Park House; and the erection of new buildings to provide 168 dwellings (Use Class C3) (160 net), a Care Community of 103 units of accommodation incorporating communal facilities (Use Class

C2), restoration of the Registered Park and Garden, provision of 16.97 Hectares of SANG (within 19 hectares of open space in total), plus associated internal access roads, parking, landscaping, footpaths, drainage and other associated works.

The parish council has concerns regarding this application as it is a Green Belt development, no light saturation survey has been provided and there is no indication of the number of individual lights proposed.

22/00385 Shadow Lawn Onslow Road Sunningdale Ascot SL5 0HW

Single storey front and single storey rear extension.

The parish council has no comment to make on this application.

22/00397 High Trees And Ardwyn House Charters Gate Hancocks Mount Ascot

Details required by Condition 5 (Details of Walls/Gates) of planning permission 20/02735/FULL for the construction of x2 dwellings with attached garages, following demolition of the existing dwellings and associated garaging/outbuildings with amended plans.

The parish council has no comment to make on this application.

22/00424 Charlecombe Hall Chanctonbury Drive Ascot SL5 9PT

Beech tree - fell, Conifer - fell, Eucalyptus - fell, remove fallen beech tree (001/1978/TPO)

The Parish Council request that the planning officer visit the site in relation to the trees in this application because no arboricultural report has been provided to support felling of trees under a TPO. This is contrary to the RBWM application form which states that if the tree is diseased or you have fears that it might break or fall you are required to provide written arboricultural advice or other diagnostic information from an appropriate expert. The applicant has answered YES to this question.

22/00340 Kenwood Lower Nursery Sunningdale Ascot Windsor SL5 0PA

Two storey side extension and new bicycle storage

The parish council has no comment to make on this application.

22/00399 High Trees And Ardwyn House Charters Gate Hancocks Mount Ascot

Details required by Condition 5 (Details Of Walls/Gates) of planning permission 20/02735/FULL for the construction of x2 dwellings with attached garages, following demolition of the existing dwellings and associated garaging/outbuildings

The parish council has no comment to make on this application.

22/00410 Gardeners Cottages Silwood Road Sunninghill Ascot

Details required by conditions 3 (means of enclosure), 4 (Natural England licence) and 8 (hardsurfacing details) of planning permission 21/00495/FULL for the part demolition, alteration and restoration of 3 existing dwellings; and the demolition of existing structures to facilitate the erection of new buildings to provide 2 dwellings; plus associated internal access roads, parking, landscaping and other associated works

The parish council has no comment to make on this application.

22/00443 Waitrose London Road Sunningdale Ascot SL5 0HD

Variation (under Section 73) of application 94/01349/RLAX (472634) (as varied by applications 02/81884, 04/85419, 06/00526 and 11/02978) to vary the wording of condition 1 to read as 'Deliveries to the store and the associated unloading will be allowed between 05:30 to 00:00 each day and home deliveries between 07:00 to 23:00 Monday to Saturday and 07:00 to 22:00 on Sundays and Bank and Public Holidays' for variation of condition No. 7 of consent SU/85/538 to allow the store to be open to the public until 9:30pm on Saturdays, to allow opening on Sundays and to permit Sunday servicing/deliveries

The parish council has no comment to make on this application.

22/00456 Hill House Cross Road Sunningdale Ascot SL5 9RX

Details required by Condition 11 (Tree Protection) and Condition 13 (Landscaping) of planning permission 20/03102/FULL for the erection of 9 no. apartments with basement parking, cycle and bin stores following demolition of existing dwelling.

The parish council has no comment to make on this application.

22/00483 Boulters Onslow Road Sunningdale Ascot SL5 0HW

Single storey rear extension no greater than 5m in depth, 3.23m high with an eaves height of 3.23m.

The parish council has no comment to make on this application.

22/00497 Sunningdale Park Larch Avenue Ascot SL5 0QE

Details required by condition 4 (Hard and Soft Landscape) of Planning Permission 18/00356 for The redevelopment of Sunningdale Park including the part demolition, alteration, restoration, conversion and extension of Northcote House (Grade II Listed), Gloucester Stables and the Walled Garden; the alteration, restoration, conversion and extension of North Lodge, the alteration, restoration and conversion of the Gamekeeper's Lodge and Store, and The Dairy; the part demolition and part alteration, restoration and conversion of South Lodge; refurbishment and extension of Gardeners Cottages and the demolition of other buildings including Park House; and the erection of new buildings to provide 168 dwellings (Use Class C3) (160 net), a Care Community of 103 units of accommodation incorporating communal facilities (Use Class C2), restoration of the Registered Park and Garden, provision of 16.97 Hectares of SANG (within 19 hectares of open space in total), plus associated internal access roads, parking, landscaping, footpaths, drainage and other associated works

The parish council has no comment to make on this application.

22/00489 Cornerstone Onslow Road Sunningdale Ascot SL5 0HW

Variation (under Section 73) of Condition 5 (Approved Plans) to substitute those plans approved under 21/02680/FULL for the relocation of existing front entrance door to include x1 new canopy, two storey rear extension, single storey link extension to side elevation, two storey side extension, alteration to roof of and of front dormers, garage conversion into habitable accommodation, removal of chimney, entrance gate and alterations to fenestration on ground and first floor following demolition of existing elements (part retrospective) with amended plans.

The parish council has concerns regarding this application as it constitutes a 'fundamental alteration' and significantly impacts the street scene and increases the bulk and scale of the property especially with regard to the extensive dormer which overlooks the neighbouring property.

22/00586 Former Grove House Devenish Lane Sunningdale Ascot

Confirmation that all conditions attached to planning permission 17/01105/FULL for the erection of 1.5m high wrought iron railings across the frontage of the site, together with new wrought iron access gates and brick/render piers (Plots 1&2) have been complied with

The parish council has no comment to make on this application.

22/00588 Sunningdale Park Larch Avenue Ascot SL5 0QE

GREEN

Details required by condition 29 (drainage) of planning permission 18/00356/FULL for the redevelopment of Sunningdale Park including the part demolition, alteration, restoration, conversion and extension of Northcote House (Grade II Listed), Gloucester Stables and the Walled Garden; the alteration, restoration, conversion and extension of North Lodge, the alteration, restoration and conversion of the Gamekeeper's Lodge and Store, and The Dairy; the part demolition and part alteration, restoration and conversion of South Lodge; refurbishment and extension of Gardeners Cottages and the demolition of other buildings including Park House; and the erection of new buildings to provide 168 dwellings (Use Class C3) (160 net), a Care Community of 103 units of accommodation incorporating communal facilities (Use Class C2), restoration of the Registered Park and Garden, provision of 16.97 Hectares of SANG (within 19 hectares of open space in total), plus associated internal access roads, parking, landscaping, footpaths, drainage and other associated works

The parish council has no comment to make on this application.

22/00594 Sunningdale Park Larch Avenue Ascot SL5 0QE

GREEN

Details required by Condition 3 (partial discharge - Phase B3) (Materials) and Condition 4 (partial discharge- Phase B3) (Landscaping) of planning permission 18/00356/FULL for the redevelopment of Sunningdale Park including the part

demolition, alteration, restoration, conversion and extension of Northcote House (Grade II Listed), Gloucester Stables and the Walled Garden; the alteration, restoration, conversion and extension of North Lodge, the alteration, restoration and conversion of the Gamekeeper's Lodge and Store, and The Dairy; the part demolition and part alteration, restoration and conversion of South Lodge; refurbishment and extension of Gardeners Cottages and the demolition of other buildings including Park House; and the erection of new buildings to provide 168 dwellings (Use Class C3) (160 net), a Care Community of 103 units of accommodation incorporating communal facilities (Use Class C2), restoration of the Registered Park and Garden, provision of 16.97 Hectares of SANG (within 19 hectares of open space in total), plus associated internal access roads, parking, landscaping, footpaths, drainage and other associated works.

The parish council has no comment to make on this application.

PC 66 / 21 Information Sharing

Cllr Evans updated the committee on the Longcross development. 1,700 houses have been approved to be built and there are traffic concerns that impact Chobham Road.

Action was taken by the Clerk to contact RBWM for a copy of their responses on these proposed changes.

Cllr Biggs updated the committee on the work of the group and confirmed that the next working group will be held on 15 March 2022 to agree the 20mph consultation.

Cllr Buxton updated the committee on the Ben Lynwood Medical Centre panel meeting for application 20/00969 which has now been approved. Cllr Buxton thanked all members of the planning committee for their work over the last 9 years on this application along with the Clerk and especially thanked Cllr Jacklin and Cllr Burn as co-chairs of the committee.

There was no other business to discuss, the meeting closed at 9:10 pm