

COOKHAM PARISH COUNCIL

Minutes of a Meeting of the PLANNING COMMITTEE held in the Community Room at Cookham Library on Tuesday 9th July 2024 commencing at 7.30pm.

PRESENT: Cllr B. Perry (Chairman)
Cllrs L. Austin, E. Bune, R. Kellaway, H. Pleming and Mr D Scarff

Also Present: J. Holder (Locum)
There were two members of the public present.
No members of the press were present.

Chairman for the meeting

In the absence of Cllr Edwards, Cllr Kellaway proposed, Cllr Austin seconded and it was agreed that Cllr Perry be appointed chairman for the meeting.

OPEN FORUM:

A resident from Strande Park expressed objections to the development and that such development did not have the same restrictions as those of existing houses. If the development were to proceed, she would wish the road to be closest to the existing houses. As notwithstanding concerns about traffic and parking, they would have a great loss of privacy if the new houses backed onto existing ones. A resident gave his objections to an application due to be considered, made by his next door neighbour.

1. Apologies

Apologies received from Cllrs C. Aisladie, T. Caen, J. Edwards and J. Moore,

2. Declarations of Interest.

Cllr R. Kellaway re 24/01382/VAR – personal reasons

Cllr E. Bune re 22/0343/OUT – personal reasons

3. Plans to be Considered and Discussed

Application Number	Current Planning Applications	Parish Council Decision
24/01270/FULL App date 04/06/24 Comments to RBWM 09/07/24 Ext granted to 12/7/24	Single storey front/side extension, 1 no. side dormer and 1 no. rear dormer Chequers Cottage Startins Lane Cookham Maidenhead SL6 9AN Mr and Mrs Martin White	No Comment
24/01360/FULL App date 06/06/24 Comments to RBWM 02/07/24 Ext granted to 12/7/24	Two Storey rear extension and alterations to fenestration. Bagsters Kings Lane Cookham Maidenhead SL6 9AY Mr Russell Taylor	No Comment
24/1436/FULL App date 17/06/24 Comments to RBWM 15/07/24	Single storey extension to north elevation The Farm Bigfrith Church Road Cookham Dean SL6 9PR Mr And Mrs Zink	No Comment
24/01456/Full App date 14/06/24 Comments to RBWM 16/07/24	Single storey side extension, first floor rear extension, 1no. rear dormer and alterations to fenestration 1 Spencers Lane Cookham Maidenhead SL6 9JX Jack and Emma Dugdale	Would request RBWM Planning to consider whether there is adequate head-room in the loft and confirm there is no intention to raise the roof.

<p>24/01513/Full App date 25/06/24 Comments to RBWM 25/07/24</p>	<p>Two storey front extension with 1no. Juliet balcony, single storey rear extension with balcony above, 1no. rear Juliet balcony, garage conversion with new roof, new pergola, fence and gates and alterations to fenestration following demolition of existing elements. Triboges Berries Road Cookham Maidenhead SL6 9SD Mr and Mrs Chris Whall</p>	<p style="text-align: right;">3296</p> <p>The Parish Council OBJECTS as the Terrace, two patio doors and Juliet balcony significantly affect the neighbour's privacy by overlooking rear garden and fail reasonable residential amenity provision. The design is over-bearing and inappropriate to the Conservation Area. The Council requests a Conservation report. The house adjoins a major archaeological excavation site. The Council requests an archaeological report prior to any work.</p>
<p>24/01540/Full App date 26/07/24 Comments to RBWM 26/07/24</p>	<p>Replacement dwelling with associated works Sunny Top Lower Road Cookham Maidenhead SL6 9HF Ms Debbie Howarth</p>	<p>No Comment</p>

Application Number	Current Applications for Tree Works.	Parish Council Decision
<p>24/01498/TCA App date 19/06/24 Comments to RBWM 19/7/24</p>	<p>T1 - Walnut - fell. Lindworth High Street Cookham Maidenhead SL6 9SJ Mrs Vale</p>	<p>No Comment</p>
<p>24/01502/TCA App date 01/07/24 Comments to RBWM 30/7/24</p>	<p>T1 - Sycamore - Crown lifting by 3.5m and cut back from BT wire to give 2.5m clearance, T2 - Field Maple - Cut back from BT wire to give 2.5m clearance, H1 - Mixed Species - Face trim to leave flat finish and clear around sign, H2 - Access Road Mixed Species - Cut Back overhang over road, face trim to leave flat finish Cookham Nursery School Station Hill Cookham Maidenhead SL6 9BT Mrs Fowler</p>	<p>No Comment</p>
<p>24/01579/TCA App date 01/07/24 Comments to RBWM 30/7/24</p>	<p>A2 - 1 x Multi stemmed Ash - fell. A1- 1 x Dead Plum - fell. 1 Mid Way Cottages Popes Lane Cookham Maidenhead SL6 9AX Mr George Scottow</p>	<p>No Comment</p>
<p>24/01610/TCA App date 02/07/24 Comments to RBWM 31/7/24</p>	<p>(T1) Red Oak - reduce canopy on the south and east side by 4.0m +/- 0.5m and reduce height by 2m, remove deadwood greater than 50mm in diameter; (G1) Plum and Hazel - fell to just above ground level and (T3,T4) Sycamores - crown lift to approximately 4m by removing secondary growth only where possible. Rowborough Terrys Lane, Cookham, SL6 9RT</p>	<p>No Comment</p>
<p>24/01382/VAR App date 06/06/24 Comments to RBWM 8/7/24.</p>	<p>Variation (under Section 73A) of Condition 4 (Approved Plans) to substitute those plans approved under 22/00727/FULL for a single storey side extension to basement floor, single storey rear extension, new canopy to front entrance, extension of existing terrace to include alterations to</p>	<p>No Comment</p>

Ext granted to 10/7/24	steps and new balustrade, garage conversion into habitable accommodation, alterations to existing roof, external materials and fenestration following demolition of existing elements with amended plans Barnesh Startins Lane Cookham Maidenhead SL6 9AN Victoria Robinson.	3297
24/01358/CLU App date 1306/24 Comments to RBWM 12/7/24.	Certificate of lawfulness to determine whether the existing use of the 2 no. ancillary outbuildings is lawful. 4 Strande View Walk Cookham Maidenhead SL6 9DL	No Comment

Application Number	Notices for Information Only	Parish Council Decision
24/00832/CONDIT App date 11/04/24 Comments to RBWM N/A	Details required by Condition 4 (biodiversity) of planning permission 24/00154/FULL for a ground floor side infill, first floor side/rear extension, side/rear roof terrace on top of existing orangery with rear external staircase and dormer to balcony door on the West elevation. 1 x front, 1 x side and 1 x rear dormer window, 1 x side rooflight and alterations to fenestration. Garage side extension and conversion with 2 x front dormer windows and 2 x rear rooflights. Landscaping, new steps, widened access and driveway. Wyx Cottage, Startins Lane, Cookham, SL6 9AN Andrew Ronald	No Comment
24/01053/CPD App date 07/05/24 Comments to RBWM N/A	Certificate of lawfulness to determine whether the proposed use of a single unit of floating residential accommodation is lawful. Good Shelter Spade Oak Reach Cookham Maidenhead SL6 9RQ Mrs Fionnuala Oomen	No Comment
24/00945/NMA/ App date 25/4/24 Comments to RBWM N/A	Non material amendments to planning permission 23/01603/FULL for 1no. new front dormer, 1no. new rooflight to front and rear elevation, enlargement of the 3no. rear and 1no. side dormers and removal of 1no front window Danes Manor Cottage, Danes Garden, Cookham, SL6 9BF Mr and Mrs Narbett.	No Comment

4. RBWM Decisions:

24/0494/Full	Round Copse Alleyns Lane, Cookham, SL6 9AE	Permitted
24/00854/Full	Ivory Gate Stone House Lane, Cookham, SL6 9TP	Refused
24/01287/Full	Almora Station Road, Cookham, SL6 9BU	Withdrawn
24/00908/CPD	Chiltern Point, Bigfrith Lane, Cookham, SL6 9PH	Refuse
24/01162/CPD	39 Southwood Gardens, Cookham, SL6 9EB	Refuse
24/01042/TPO	Hornbeams, Sutton Road, Cookham, SL6 9SN	Permitted
24/01075/TPO	Wild Rose Cottage, Grange Lane, Cookham, SL6 9RP	Permitted
24/01172/TCA	Wyx Cottage, Startins Lane, Cookham, SL6 9AN	Permitted
24/00641/Full	1 Royal Cottages, Cookham Dean, SL6 9PA	Permitted
24/01207/Full	30 Spencers Lane, Cookham, SL6 9JX	Permitted

5. To receive any update on the proposed development schemes for the land at Cannondown Road (BLP site AL37, pl/aps 23/02022/OUT and 23/02019/OUT) and to consider any further steps.

Mr. Scarff said that he understood that another plan might be submitted shortly (it was unclear whether re-consultation would occur) with a view to the application going to Panel in September. There had been no response yet from Thames Water in respect of sewage issues. Cllr Pleming proposed, Cllr Perry seconded and it was **agreed** that Simon Watts' opinion should be sought on the latest Highways Department submission and if he so advised, he be asked to write a subsidiary report, at a cost up to £500 (ex VAT).

Action: Cllrs Perry & Pleming/ Locum Clerk

6. To receive any update on the proposed development schemes for the land at Strande Park (BLP site AL38, 22/00343/OUT), and to consider any further steps.

The Chairman said that at the recent Full Council meeting, authorisation was given to instruct Troy Planning + Design to draft a response to RBWM Planning on the Council's behalf to the latest revisions to and comments on this application. He had circulated a copy of the proposed response prior to the meeting. He noted that it covered issues as raised in the Open Forum. Cllr Pleming proposed, Cllr Kellaway seconded and it was unanimously **agreed** to approve Troy's letter, which should be submitted tomorrow to RBWM Planning.

Action: Locum Clerk

7. To receive any updates on proposals by Elegy for a crematorium off Long Lane, and the intention by the Church Commission to build houses on Cemetary field, and to consider any further steps.

The Chairman said that this would remain on the Planning agenda but was also on the Full Council agenda. Nothing further to update at present.

8. To receive an update on the proposed actions made at the Planning Cmte meeting on 9th April with reference to Planning Applications:

21/02963 New poly tunnels for rearing turkeys with associated feed silos and substantial formation of road chippings to form a network of tracks. (Permitted 25/9/23). *

23/02693/CONDIT - Details required by Condition 8 (Drainage), 9 (Vehicles), 10 (Landscaping) and 11 (Paint) of Planning Permission 21/02963 for New poly tunnels for rearing turkeys with associated feed silos and substantial formation of road chippings to form a network of tracks. Awaiting determination.

Site Address: Land West of Switchback Road North And North of Nightingale Lane Maidenhead.

The Chairman said that there was nothing further to update at present.

9. To receive any update on the proposed development scheme for Spencer's Farm and consider any further steps

The Chairman said that this could now be removed from the agenda. **Action: Asst.Clerk**

10. To consider actions with regards to Marlow Film Studios possible future plans

The Chairman noted that this application had been refused. Although there might be an appeal, it could now be removed from the agenda. **Action: Asst.Clerk**

11. To consider a possible invitation to RBWM councillors on the Maidenhead Development Control Panel to visit Cookham, so they can better understand Cookham's planning issues, following recent comments made by members of the panel in discussion of CPC's objects to 'Rosemary', School Lane, and concerns raised by local residents as a result.

The Chairman said that Borough Cllrs. Geoff Hill and Sian Martin had indicated informally to him that they would be likely be happy to attend if invited. It was **agreed** that the Chairman should invite them to visit Cookham. **Action: Cllr Perry**

Mr. Scarff requested and it was **agreed** that an invitation also be extended to the Cookham Society to attend such meeting (the Chairman declaring that he was the Chairman of the Cookham Society).

Action: Cllr Perry

12. Chairman's submissions

The Chairman said that if there were a Planning panel which required submissions on behalf of this Committee/Council during Cllr Edwards' absence, he would be happy to attend that, unless anyone else wished to do so. No-one else did..

Going forward, this item would become Any Other Business (by permission of the Chairman and upon which no decisions may be made).

Action: Asst.Clerk

The meeting closed at 8.26 pm

Signed as a true record of the meeting

.....Chairman

Dated.....