



The Oakwood Centre, Headley Road, Woodley, Berkshire, RG5 4JZ  
www.woodley.gov.uk

---

To: **Members of the Planning and Community Committee**  
Councillors B. Soane (Chairman); K. Baker; D. Bragg; R. Horskins; L. Guttridge;  
C. Jewell; V. Lewis; J. Sartorel; P. Singh; J. Taylor

**NOTICE IS HEREBY GIVEN that a meeting of the Planning and Community Committee will be held at the Oakwood Centre at 7:45 pm on Tuesday 23 April 2024, at which your attendance is requested.**

**The Town Council reserves the right to record and broadcast this meeting. Anybody attending the meeting will, by virtue, consent to having their image and audio recorded for this purpose.**

Kevin Murray  
Town Clerk

---

## **A G E N D A**

1. **APOLOGIES**
2. **DECLARATIONS OF INTEREST**  
To receive any declarations of interest from Members on agenda items.
3. **MINUTES OF THE PLANNING AND COMMUNITY COMMITTEE MEETING HELD ON 26 MARCH 2024** Page 5  
To approve the minutes of the Planning and Community Committee meeting held on 26 March 2024 and for the Chairman to sign them as a true record.
4. **ACTIONS / FOLLOW UPS** Page 13  
To review the actions / follow ups arising from previous meetings of the committee. *(Appendix 4)*
5. **CURRENT PLANNING APPLICATIONS** Page 15  
To consider current planning applications and agree comments to be forwarded to the planning authority. *(Appendix 5)*
6. **PLANNING DECISIONS** Page 17  
To note information on decision notices received from the planning authority since the last meeting. *(Appendix 6)*

7. **PLANNING APPEALS**

To note the following appeal decision:

Application: 231846  
Location: 44 Coppice Road, Woodley, RG5 3RA  
Proposal Subdivision of the site and erection of a two-storey side extension to form 1 no. terraced dwelling with associated parking.  
(Woodley Town Council submitted objections to the proposal.)  
Decision: The appeal was dismissed.

8. **PRIOR APPROVAL SUBMISSION**

This type of application only requires consultation with adjoining neighbours of the site.

To note application 240700:

Location: 18 Copse Mead, Woodley, Wokingham, RG5 4RP  
Proposal: Application for the prior approval of the erection of a single storey rear extension, which would extend beyond the rear wall of the original house by 4.60m, for which the maximum height would be 3.00m and the height of the eaves 3.00m.

9. **TREE PRESERVATION ORDERS**

**Applications for works to trees**

This type of application does not require consultation.

To note application 240797:

Location: TPO 3/1951, WOODLAND 3: The Waterside, Fairwater Drive, Woodley, Wokingham, RG5 3EZ.  
Proposal: T1, Cypress - Reduce height from 15m to 11m; crown lift to 4m above ground level.  
T2, Cypress – Reduce to 1m stem.

To note application 240798:

Location: TPO 3,1951, WOODLAND 3: 5 Livingstone Gardens, Woodley, Wokingham, RG5 3LT.  
Proposal: T1, Sweet Chestnut – Crown lift to 4m above ground level; selectively reduce the eastern and southeastern quadrants by 2m, reducing the radial spread from 7m to 5m; remove deadwood over 40mm in diameter or over 1m in length.  
T2, Scots Pine – Remove dead tree. T3, Scots Pine – Remove dead tree.

To note application 240880:

Location: TPO 3/1951, WOODLAND 3: 6 Dundela Close, Woodley, Wokingham, RG5 3NN.  
Proposal: G1, Mixed Species – Fell / dismantle all trees and shrubs in the front garden to just above ground level.  
G2, Mixed Species – Fell / dismantle all trees/shrubs in the rear garden except 2 no. Japanese Acers.  
T3, Japanese Acer - Reshape currently suppressed crown, removing approx. 1-1.5m in branch length.  
T4, Japanese Acer - Reshape currently suppressed crown, removing approx. 1-1.5m in branch length.

10. **TRANSPORTATION & HIGHWAYS**

a) **Community Speedwatch**

To receive an update on the Council's Community Speedwatch activities.

b) **Highways Issues**

To highlight and discuss any highways issues noted by Members.

11. **COMMUNITY ISSUES**

To highlight and discuss any recent community issues noted by Members.

12. **PUBLICATIONS/INFORMATION**

To note receipt of the following:

- Berkshire Association of Local Councils – March 2024 & April 2024

13. **FUTURE AGENDA ITEMS**

To consider suggestions for future agenda items.

14. **PUBLICITY/WEBSITE**

To consider suggestions for items to be publicised.

15. **ENFORCEMENT ISSUES**

a) To note the enforcement notifications listed in ***Appendix 15a.***

Page 19

b) To note the enforcement case closures listed in ***Appendix 15b.***

Page 20

**THIS PAGE IS INTENTIONALLY  
LEFT BLANK**

**Minutes of a Meeting of the Planning and Community Committee held at the Oakwood Centre on Tuesday 26 March 2024 at 7:45 pm**

**Present:** *Councillors: B. Soane (Chairman); K. Baker; D. Bragg; L. Guttridge; C. Jewell; P. Singh;*

**Officers present:** *K. Murray, Town Clerk; M. Filmore, Deputy Town Clerk*

**Also present:** *Councillors R. Horskins and J. Taylor (virtual attendance)  
3 members of the public*

195. **APOLOGIES**

Apologies for absence were received from Councillors Horskins, Lewis, Sartorel and Taylor. Councillors Horskins and Taylor advised they would attend the meeting virtually.

196. **DECLARATIONS OF INTEREST**

There were no declarations of interest made by Members.

197. **MINUTES OF THE PLANNING AND COMMUNITY COMMITTEE MEETING HELD ON 27 FEBRUARY 2024**

**RESOLVED:**

- ◆ That the minutes of the Planning and Community Committee meeting held on 27 February 2024 be approved and be signed by the Chairman as a true and accurate record.

198. **ACTIONS / FOLLOW UPS**

Members noted the information provided in the Actions and Follow ups document, provided in the agenda.

**17 October 2023 – Minute 94.3**

Members noted that the Chairman had spoken to the Borough Councillor for the ward who had agreed to take up the matter of parking concerns at Rivermead Primary School with Wokingham Borough Council officers.

**30 January 2024 – Minutes 172.3**

It was noted that the issue of parking around schools, as raised and publicised by the Town Council following recent meetings, had been picked up in the local press and on Facebook.

**27 February 2024 – Minute 188**

It was confirmed that a member of Wokingham Borough Council's My Journey team would be meeting with the Cycling & Walking task & finish working group at their next meeting, at which point the matter of parking and commuting to schools would be raised.

The Deputy Town Clerk confirmed that he had received a response from Wokingham Borough Council's Parking department to confirm that they aim to patrol all schools once a month. They had advised that, up until 22 February, seven of the eleven Woodley schools had received a patrol. They had also advised that they had believe Waingels College was a sixth form college, and so hadn't previously included them in their patrols, but they would now do so going forward.

199. **CURRENT PLANNING APPLICATIONS**

During discussions around planning application 240586: 29 Beechwood Avenue, Members queried the rules surrounding the building of outbuildings, specifically any requirement for them to be located a minimum distance from site boundaries and to what extent they can be habitable. Members also noted the application was a retrospective application, and highlighted concern regarding the number of retrospective applications being received. It was agreed to write to Wokingham Borough Council regarding these matters.

**RESOLVED:**

- ◆ To forward comments to the planning authority as detailed in **Appendix A**.
- ◆ To write to Wokingham Borough Council's planning team to seek further guidance on the rules and guidance around the building of outbuildings, and the highlight concern around the number of retrospective applications being received.

200. **PLANNING DECISIONS**

**RESOLVED:**

- ◆ To note information on decision notices received from the planning authority since the last meeting, as given in the agenda.

201. **PRIOR APPROVAL SUBMISSION**

**RESOLVED:**

- ◆ To note the following prior approval applications, submitted to Wokingham Borough Council:

Application: 240517  
Location: 15 Coniston Close, Woodley, Wokingham, RG5 4AY  
Proposal: Application for the prior approval of the erection of a single storey rear extension, which would extend beyond the rear wall of the original house by 4.00m, for which the maximum height would be 3.20m and the height of the eaves 3.10m.

Application: 240615  
Location: 50 Rochester Avenue, Woodley, Wokingham, RG5 4NA  
Proposal: Application for the prior approval of the erection of a single storey rear extension, which would extend beyond the rear wall of the original house by 4.50m, for which the maximum height would be 2.90m and the height of the eaves 2.80m.

Application: 240652  
Location: 27 Fairwater Drive, Woodley, Wokingham, RG5 3JG  
Proposal: Application for the prior approval of the erection of a single storey rear extension, which would extend beyond the rear wall of the original house by 6m, for which the maximum height would be 3m and the height of the eaves 3m6m rear flat roof extension.

202. **TREE PRESERVATION ORDERS**

202.1 **Applications for works to trees**

**RESOLVED:**

- ◆ To note the following applications for tree works:

Application: 240510  
Location: TPO 3/1951, WOODLAND 3: 25 Larch Drive, Woodley, Wokingham, RG5 3LW.  
Proposal: T1, Sweet Chestnut – Crown reduction by 3-4m in height (back to historic reduction points) and by 3m in spread; remove major deadwood.

Application: 240698  
Location: TPO 3/1951, WOODLAND 3: 68 Antrim Road, Woodley, Wokingham, RG5 3NY.  
Proposal: T1, Horse Chestnut – Fell.

## 202.2 Confirmed TPOs

### **RESOLVED**

- ◆ To note the following tree preservation order has been confirmed by Wokingham Borough Council:

TPO 1955/2024 - Trees at 91 Reading Road, Woodley, Wokingham, Berks, RG5 3AE

## 203. **CYCLING & WALKING TASK & FINISH WORKING GROUP**

### **RESOLVED:**

- ◆ To note that Councillor Edwards has resigned as the Labour representative to the Cycling & Walking task and finish working group, and has been replaced by Councillor Taylor.

## 204. **TRANSPORTATION & HIGHWAYS**

### 204.1 **Community Speedwatch**

Councillor Bragg advised Members that the police have now formally registered the Council's Speedwatch camera. Members noted that the Speedwatch group had recently submitted applications to the police for an initial two locations to be used for Speedwatch activities; amenity land on Oak Drive to monitor speeding on Colemans Moor Road, and outside St John's Church to monitor Church Road. The police must approve both locations before activities can take place, and this process takes around two weeks.

It was noted that both Councillors Bragg and Taylor, members of the Speedwatch group, were away towards the end of April, and so the first official activities were likely to take place in the middle of May, following the Borough elections.

### 204.2 **Highways Issues**

Councillor Baker updated Members on the issue of electric vehicle (EV) charging points which had been implemented by disabled parking spaces in Headley Road car park, and had caused confusion as to who was permitted to park in those spaces. He advised that the Director of Highways at Wokingham Borough Council had confirmed this installation could've been managed better. The EV charging points have now been covered up, with confirmation that the parking spaces are for the use of disabled badge holders for the current time. The plan is to now implement two new disabled parking spaces using adjacent spaces and, once this is done, the pre-existing disabled spaces will be converted into EV charging spaces.

It was requested that Councillor Baker might seek to find out from Wokingham Borough Council what the cost of this work will be.

205. **COMMUNITY ISSUES**

Councillor Jewell provided Members with information on the Local Nature Recovery Strategy, which is a government initiative to map areas and promote bio-diversity.

She advised that a Bulmershe & Whiteknights green corridor is under consideration as part of this scheme. Members noted that the Royal Borough of Windsor and Maidenhead were responsible for this for the whole of Berkshire.

It was noted Councillor Jewell was due to attend a workshop on this matter in April. It was requested that Councillor Jewell send a single document, explaining the current situation, to the Deputy Town Clerk, to be forwarded on to all Town Councillors.

206. **PUBLICATIONS/INFORMATION**

Councillor Bragg advised that he had been the Council's most recent representative to the Berkshire Association of Local Councils (BALC) and that he had heard nothing from them in some time. At the time he was involved, Councillor Bragg advised that he had concerns about how the accounts reflect the relationship between BALC and Hampshire Association of Local Councils (HALC) who had been engaged by BALC to provide support to local councils in Berkshire on their behalf.

The Deputy Town Clerk advised that no official Town Council representative had been appointed to BALC in recent times, but that he was aware that BALC were attempting to increase their activities and become more prominent as an organisation in their own right. It was requested that a member of the BALC executive be invited to a future meeting of Full Council.

**RESOLVED:**

- ◆ To note receipt of the following:
  - Berkshire Association of Local Councils (BALC) Newsletter – March 2024
- ◆ To invite a member of the BALC executive to a future meeting of Full Council.

207. **FUTURE AGENDA ITEMS**

It was suggested that a member of Wokingham Borough Council's planning team be invited to a future meeting of the committee to advise on the development of outbuildings. The Deputy Town Clerk advised that a similar request was made in November, in relation to getting advice on the Woodley Design Statement, but that the Head of Planning at Wokingham Borough Council had advised that they did not have resource to attend an evening Town Council meeting, and that they were developing a new training programme to be delivered to town and parish councils later in 2024.

208. **PUBLICITY/WEBSITE**

It was suggested that an item on Speedwatch be included in the next issue of the Herald.

209. **ENFORCEMENT ISSUES**

**RESOLVED:**

- ◆ To note that enforcement issues for February 2024 have not yet been provided by Wokingham Borough Council.

The meeting closed at 9:05 pm



Woodley Town Council

**Observations on the following Planning Applications made at the Planning & Community Committee meeting held on 26 March 2024**

<b>Application No. &amp; Address</b>	<b>Proposal</b>
<b>240390</b> 30 Western Avenue, Woodley, RG5 3BH	Householder application for proposed part single part first floor rear extensions with changes to fenestration, along with one additional outbuilding to the rear and dropped kerb for vehicle access, following demolition of existing garage and rear outbuilding.
<b>Observations:</b> The Planning & Community Committee have considered this application and have no objections. However, they did ask that planning officers ensure the position of the heat pump complies with any relevant guidance / legislation – e.g. distance from fence / boundary; operated during permitted times.	
<b>240543</b> 14 Portrush Close, Woodley, RG5 3PB	Householder application for proposed first floor rear extension.
<b>Observations:</b> No objections.	
<b>240586</b> 29 Beechwood Avenue, Woodley, RG5 3DE	Householder application for proposed erection of the single storey detached outbuilding to the rear (retrospective).
<b>Observations:</b> The Planning & Community Committee have considered this application and have no objections. However, they do ask that the concerns of the neighbour, relating to drainage, are picked up by the Council and reviewed by the relevant department.	
<b>240595</b> 7 Lavenham Drive, Woodley, RG5 4PP	Householder application for proposed garage conversion to create habitable accommodation, single storey front extension to create a porch with changes to the fenestration
<b>Observations:</b> No objections.	
<b>240606</b> 50 Rochester Avenue, Woodley, RG5 4NA	Householder application for proposed single storey front extension to create porch, part single storey part two storey rear/side extension along with changes to fenestration.
<b>Observations:</b> No objections.	
<b>240651</b> 6 Denmark Avenue, Woodley, RG5 4RS	Householder application for proposed garage conversion to create habitable accommodation, single storey side extension , single storey front extension to create habitable a porch with changes to the fenestration
<b>Observations:</b> No objections.	

<b>240674</b> 26 Arundel Road, Woodley, RG5 4JL	Householder application for proposed first floor side extension above the existing garage with changes to the fenestration.
<b>Observations:</b> No objections.	
<b>240679</b> 29 Woodlands Avenue, Woodley, RG5 3HN	Householder application for proposed two storey rear extension, insertion of 2 no. dormers and 2 no. rooflights to the east elevation of the existing roof, insertion of 2 no. dormers and 2 no. rooflights to the west elevation of the existing roof
<b>Observations:</b> No objections.	
<b>240696</b> 4 Coppice Road, Woodley, RG5 3QX	Application to vary condition 2 and 5 of planning consent [222632] Condition 2 refers to Approved plans fenestration changes were made in the implementation of the approved scheme. Condition 5 refers to restriction of permitted development rights - no additional windows - one additional is requested to be added to the west elevation at first floor with obscure glass
<b>Observations:</b> Members of the Planning & Community Committee have considered this application and wish to object to the proposal to add one additional window. Members cited that Condition 5 was added to the original permission for good reason, and there has been no change which would suggest this condition should now be removed.	
<b>240398</b> 72 Bruce Road, Woodley, RG5 3DZ	Householder application for proposed single storey front infill to existing porch followed by single storey rear extension with changes to fenestration.
<b>Observations:</b> No objections.	
<b>240460</b> 10 Buckden Close, Woodley, RG5 4HB	Householder application for proposed single storey side extension with change of fenestration along with extension of hardstanding driveway.
<b>Observations:</b> No objections.	
<b>240466</b> 4 Hawker Way, Woodley, RG5 4PF	Householder application for proposed single storey rear extension with change of fenestration following demolition of existing conservatory along with additional extension of dropped kerb to create vehicle access.
<b>Observations:</b> No objections.	
<b>240500</b> 3 Copse Mead, Woodley, RG5 4RP	Application for removal or variation of a condition following grant of planning permission(210140)dated(26/02/2021)for the erection of a part single storey part two storey front extension, including the erection of a front canopy roof, plus the insertion of 3no. dormers to the front of the property. Condition 2 Approved details - changes to the design as the building commenced.
<b>Observations:</b> No objections.	

<b>240506</b> 96 Butts Hill Road, Woodley, RG5 4NR	Householder application for proposed two storey side extension with hip to gable roof, along with single storey rear extension with changes to fenestration.
<b>Observations:</b> No objections.	

DRAFT

**THIS PAGE IS INTENTIONALLY  
LEFT BLANK**

### ACTIONS & FOLLOW UPS FROM PREVIOUS MEETINGS

<b>Meeting Date:</b> 25 July 2023			
Minute	Action	Progress Update	Last Updated
44	Write to WBC in July 2024, requesting data on the last 2 years' car park usage in Woodley to compare usage pre- and post car park charge increases.	Not due for completion until July 2024	09/11/23

<b>Meeting Date:</b> 17 October 2023			
Minute	Action	Progress Update	Last Updated
94.2	Speedwatch page / form to nominate sites to be published when Speedwatch group 'go live'.	Awaiting 'go live' of group	09/11/23
94.3	Councillor Soane to raise issue of parents of children at Rivermead Primary School parking on double yellow lines in Addington Gardens at Wokingham Borough Council meeting.	At meeting of 14 November, Chairman updated Members to advise that WBC Councillor Shahid Younis had raised the issue at a Borough Council meeting. It was agreed a site visit would take place to consider options to replace the existing zig-zag parking restrictions which were not effective. Members asked that the item remain on the Actions / Follow Ups list until the matter is resolved.	07/12/23

<b>Meeting Date:</b> 14 November 2023			
Minute	Action	Progress Update	Last Updated
115	When WBC's Local Plan is implemented, consider whether to update the Woodley Design Statement, including evaluating the benefit of such a document.	Awaiting approval of WBC's new Local Plan.	07/12/23

<b>Meeting Date:</b> 30 January 2024			
<b>Minute</b>	<b>Action</b>	<b>Progress Update</b>	<b>Last Updated</b>
165	Invite Town Council representatives on outside bodies to meetings where grants are discussed, should their applicable body apply for a grant.	Not due to take place until grants next considered – January 2025	22/02/24
172	Members to consider potential locations for new Town Council noticeboards.	Will be picked up at a future meeting when ready to replace noticeboards	22/02/24

<b>Meeting Date:</b> 27 February 2024			
<b>Minute</b>	<b>Action</b>	<b>Progress Update</b>	<b>Last Updated</b>
188	Cycling & Walking wg to discuss school parking with WBC's My Journey team.	Meeting to be arranged – awaiting return of WBC My Journey officer following an operation.	21/03/24

<b>Meeting Date:</b> 26 March 2024			
<b>Minute</b>	<b>Action</b>	<b>Progress Update</b>	<b>Last Updated</b>
199	Write to WBC to seek guidance on the rules around outbuildings, and highlight concern regarding number of retrospective planning applications	<b>COMPLETE</b> WBC written to, and response sent to Members on 28 March.	18/04/24
205	Councillor Jewell to send document regarding Local Nature Recovery Strategy to Deputy Town Clerk, to be forwarded to all Town Councillors	<b>COMPLETE</b> Circulated to all Councillors on 28 March.	18/04/24
206	Invite member of Berkshire Association of Local Councils to future Full Council meeting	<b>COMPLETE</b> Invitation sent – BALC Chair to attend Full Council meeting in September 2024	18/04/24
208	Include Speedwatch update in next issue of the Herald.	Not due until Autumn 2024	18/04/24

*Once reported as complete, actions / follow ups will be removed from future reports.*

Woodley Town Council

**PLANNING APPLICATIONS**

<b>Application No. &amp; Address</b>	<b>Proposal</b>
<b>233020</b> 4 Colemans Moor Road, Woodley, RG5 4DL	REVISED APPLICATION Householder application for proposed raising of the roof and loft conversion to create habitable accomadation. 3no.dormers to the main rear elevation and 1no. dormer to the front elevation.
<b>240680</b> 11 Catalina Close, Woodley, RG5 4UG	Householder application for proposed changes to fenestration and internal alterations.
<b>240688</b> 200 Hurricane Way, Woodley, RG5 4UH	Householder application for proposed hardstanding parking space.
<b>240711</b> 23 Uppingham Drive, Woodley, RG5 4TH	Householder application for proposed single storey side extension, two storey rear extension with changes to the fenestration following the demolition of the conservatory
<b>240719</b> 19 Stonehaven Drive, Woodley, RG5 4DE	Householder application for proposed garage conversion to create habitable accommodation with changes to the fenestration
<b>240725</b> 18 Denmark Avenue, Woodley, RG5 4RS	Householder application for proposed single storey rear extension, part garage conversion to create habitable accommodation along with changes to fenestration.
<b>240732</b> 86 - 88, Headley Road, Woodley, RG5 4JE	Application for removal or variation of a condition following grant of planning permission.(240153)for the proposed alterations to the existing shop front to create a total of 4 no. shop fronts to facilitate the subdivision of the existing retail unit on the ground floor into 4 no. separate units. Condition [5] refers to hours of use and the variation is to increase the opening hours of unit 2 only.
<b>240735</b> 83 Butts Hill Road, Woodley, RG5 4NN	Householder application for proposed single storey front extension with changes to the fenestration
<b>240758</b> Sandford Farm, Mohawk Way, Woodley, RG5 4TE	Full application for a two bed dwelling, office and storage building with two roof lights and changes to landscaping.
<b>240772</b> 4 Colemans Moor Road, Woodley, RG5 4DL	Householder application for proposed erection of attached single storey outbuilding and timber pergola to the rear (retrospective)
<b>240774</b> 2 Victor Way, Woodley, RG5 4UZ	Householder application for proposed erection of a close-board fence on the boundary of the dwelling following the demolition of the existing brick wall on the boundary of the dwelling
<b>240783</b> 134 Butts Hill Road, Woodley, RG5 4NR	Householder application for proposed single storey side , single storey rear extension with changes to the fenestration

<b>240793</b> 2 Shackleton Way, Woodley, RG5 4UT	Application to vary condition of planning consent [231263]. Condition [2] refers to Approved Plans and the variation is minor amendments of the previously approved details - Retention of the first-floor side windows and ground floor front square bay windows with proposed open front porch and changes to the fenestration.
<b>240835</b> 1 Armstrong Way, Woodley, RG5 4NW	Householder application for the proposed single storey rear extension with one roof light and changes to fenestration. Followed by a garage conversion to create habitable accommodation and demolition of existing conservatory.
<b>240852</b> 85 Colemans Moor Road, Woodley, RG5 4DG	Householder application for proposed construction of an outbuilding for habitable accommodation (retrospective)
<b>240861</b> 8 Lavenham Drive, Woodley, RG5 4PP	Householder application for proposed single storey front extension to create a porch, first floor side extension , part single part first floor rear extension with changes to the fenestration
<b>240862</b> 16 Rochester Avenue, Woodley, RG5 4NA	Householder application for proposed loft conversion to create habitable accommodation with a rear facing dormer , insertion of 2 no. rooflights to the front elevation of the existing roof with changes to the fenestration
<b>240864</b> 17 Silver Fox Crescent, Woodley, RG5 3JA	Householder application for proposed garage conversion to create habitable accommodation , single storey side extension , single storey rear extension with changes to the fenestration
<b>240884</b> 44a Tippings Lane, Woodley, RG5 4RY	Householder application for proposed single storey rear extension with changes to the fenestration
<b>240910</b> Sandford Farm, Perimeter Road, Woodley, RG5 4TE	Householder application for proposed construction of a single storey outbuilding to create a store/workshop
<b>240967</b> 33 Fitzroy Crescent, Woodley, RG5 4EX	Householder application for proposed single storey front extension to create a porch



Woodley Town Council

**PLANNING DECISIONS**

**WITHDRAWN – NO DETERMINATION MADE BY WOKINGHAM BOROUGH COUNCIL**

Reference / Address	Proposal
NONE	

**REFUSED – CONTRARY TO TOWN COUNCIL RECOMMENDATION**

Reference / Address	Proposal
NONE	

**REFUSED – ENDORSING TOWN COUNCIL RECOMMENDATION**

Reference / Address	Proposal
NONE	

**APPROVED – CONTRARY TO TOWN COUNCIL RECOMMENDATION**

Reference / Address	Proposal
NONE	

**APPROVED – ENDORSING TOWN COUNCIL RECOMMENDATION**

Reference / Address	Proposal
<b>232688</b> 22 Tiger Close, Woodley, RG5 4UY	Householder application for the proposed erection of first floor side and rear extensions and single storey front extension, following conversion of existing garage to form habitable space.
<b>232986</b> 25 Beechwood Avenue, Woodley, RG5 3DE	Householder application for proposed single storey rear extension and single storey front extension to create porch (Retrospective).
<b>233095</b> 65 Nightingale Road, Woodley, RG5 3LU	Householder application for proposed single storey front extension and the creation of a porch, single storey side extension , single storey rear extension following the demolition of the garage.
<b>233108</b> 6 Silver Fox Crescent, Woodley, RG5 3JA	Full application for the proposed erection of 1no. 3 bedroom detached dwelling with curtilage, hardstanding, dropped kerb and new access from Silver Fox Crescent.
<b>240276</b> 22 Tiger Close, Woodley, RG5 4UY	Full application for change of use of amenity land to residential and erection of the proposed single storey detached store and additional parking space ancillary to the host dwelling.
<b>240304</b> 2 Woodley Green, Woodley, RG5 4QP	Householder application for the proposed erection of front porch, two storey side and rear extensions along with changes to fenestration.
<b>240398</b> 72 Bruce Road, Woodley, RG5 3DZ	Householder application for proposed single storey rear extension and front infill extension, plus changes to fenestration.
<b>240437</b> 6 Woodlands Avenue, Woodley, RG5 3HJ	Application to vary condition of planning consent [232172] for the [householder application for proposed insertion of 1 no. front dormer and 1 no. side dormer]. Condition [2] refers to [Approved details] and the variation is alterations to form gable.

**APPROVED – ENDORSING TOWN COUNCIL RECOMMENDATION cont...**

<b>240466</b> 4 Hawker Way, Woodley, RG5 4PF	Householder application for proposed single storey rear extension with change of fenestration following demolition of existing conservatory.
<b>240506</b> 96 Butts Hill Road, Woodley, RG5 4NR	Householder application for proposed two storey side extension with hip to gable roof, along with single storey rear extension with changes to fenestration.

## **ENFORCEMENT NOTIFICATIONS - 23 April 2024**

**29 Beechwood Avenue, Woodley RG5 3DE**

Dwellings in garden without permission

**1 Comet Way, Woodley RG5 4NZ**

Working hours & bonfires - neighbouring nuisance

**Emmanuel Church Centre, South Lake Crescent, Woodley RG5 3QW**

Breach of Condition Parking

**2 Shackleton Way, Woodley RG5 4UT**

Unauthorised addition of side windows

**64 Bruce Road, Woodley RG5 3DZ**

Lean to has been constructed that goes across the boundary

**9 Fosters Lane, Woodley RG5 4HH**

Unauthorised change of use to include car sales

**10 Brecon Road, Woodley RG5 4PR**

Garage and lean to converted to habitable space

**3 Copse Mead, Woodley RG5 4RP**

Raised patio not in accordance with application 210140

**Emmanuel Church Centre, South Lake Crescent, Woodley RG5 3QW**

Portakabins on site without pp

**10 Linden Road, Woodley RG5 3QT**

Possible use of ancillary accommodation as separate dwelling

**124 Nightingale Road, Woodley RG5 3LZ**

High fencing, hoarding erected adjacent to highway obscuring driveway

## **ENFORCEMENT CLOSURES - 23rd April 2024**

### **4 Colemans Moor Road, Woodley RG5 4DL**

Shed on boundary over PD height

Application submitted

### **29 Beechwood Avenue, Woodley RG5 3DE**

Dwellings in garden without permission

Application submitted

### **4 Coppice Road, Woodley RG5 3QX**

Use of dwellings as an HMO

Voluntary compliance

### **147 Croackhamwell Road, Woodley RG5 3JP**

Illuminated advertisement with intermittent light source w/o pp

Application submitted

### **3 Copse Mead, Woodley RG5 4RP**

Not built in accordance with approved plans - height too high

Application submitted

### **64 Bruce Road, Woodley RG5 3DZ**

Building built close to boundary causing drainage issues

No breach