



Winnersh Parish Council

Winnersh Community Centre
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Minutes of the meeting of the **PLANNING COMMITTEE** held in the John Grobler Room on **Tuesday 22 January 2013** at 7.45pm.

PRESENT: Cllrs J Grimson (Chairman), D Green, J Leask, J Southgate, R Tilbe.
One member of the public.

1 APOLOGIES

1.1 Cllr D Hunt.

2 SCHEDULE OF APPLICATIONS

2.1 **The following applications were examined and NO OBJECTIONS were recorded:**

Applications received prior to the issue of the 22 January 2013 Planning Committee meeting Agenda

- 1 F/2012/2243 Labours End, 3 The Old Farmhouse, Robinhood Way D Wetherill
Proposed siting of a wooden 10ft x 8ft garden shed at far north end of garden.
- 2 F/2012/2420 1 & 2 New Road, Sindlesham N Clark
Proposed erection of 2 detached dwellings and garages. Demolition of existing dwellings and garages.

Whilst not objecting to this application, the Committee **COMMENTED** that:
New Road is busy at peak times and at school drop off/collection times. Provision is needed for off-road parking during construction.

Applications received since the issue of the 22 January 2013 Planning Committee meeting Agenda

- 1 RM/2012/2546 Land at IQ Winnersh Triangle, Wharfedale Road C Lancaster
Reserved Matters application on Outline consent O/2006/9071 comprising details for access, appearance, landscaping, layout and scale for the development of a childcare nursery (Use Class D1) and associated parking and access.

- 2 F/2013/0017 Land at Winnersh Farm, Woodward Close A Smith
Proposed erection of a single form entry primary school with associated parking and access works.

Whilst not objecting to this application, the Committee **COMMENTED** that:

- The increased traffic movements will warrant changes to the traffic light phasing at the junction of Reading Road / Woodward Close
- At the bend in the road of Woodward Close on the Reading Road side of the railway bridge, a high fence obscures the view across the corner of this narrow road. The Committee suggests improving visibility on the bend and possibly widening the road.
- Given the increase in traffic movements, traffic calming may be appropriate on Woodward Close
- An increase in vehicle and pedestrian movements is envisaged on Watmore Lane, therefore a pavement would be appropriate
- The Committee confirms the need for parking restrictions outside the school on Watmore Lane
- Given the problems faced regarding parking restrictions adjacent to Winnersh Primary School, the Committee queries the capability of applying traffic parking prohibitions outside the school at the start and end of the school day only
- The Committee notes that pedestrians will have to cross the road from the car park on Woodward Close to get to the school. The Committee suggests a pedestrian crossing would be appropriate
- There is concern amongst local residents that the car park on Woodward Close may be used for anti-social purposes and for commuter traffic parking
- The Committee asks whether it is possible to move the school plan en bloc away from the road, thereby allowing space for a car park to be created on the same side of the road as the school. The car park could therefore be secured along with the school premises when not in use
- The Committee suggests that the installation of photo voltaic panels be included during the building of the school rather than at a later date.

Revised Applications:

Adjoining Parish application:

- 1 F/2012/2536 58 Commons Road RG41 1JG N Martin
Proposed erection of a single storey front extension to form porch, a single storey rear extension and a detached double garage with room above.
REVISION: changes to labeling of rear extension.

2.2 Applications subject to OBJECTIONS:

- 1 none

2.3 The following DECISIONS were noted:

- 1 F/2012/0762 Sindlesham Baptist Church, Bearwood Road congruent
CONSENT for proposed conversion of two rooms to form self-contained apartment.
- 2 F/2012/2144 10 Russell Way congruent
CONSENT for proposed erection of a two storey side extension to dwelling, with dormer window.
- 3 F/2012/2241 8 Robinhood Lane congruent
CONSENT for proposed erection of two storey front extension to dwelling.
- 4 F/2012/2294 10 Clarendon Close congruent
CONSENT for the proposed erection of single storey rear conservatory extension to dwelling.
- 5 F/2012/2353 44a Arbor Lane congruent
CONSENT for the proposed erection of a single storey rear extension plus front porch canopy.

Adjoining parish

- 1 none

APPEAL DECISION

- 1 none

APPEALS LODGED

- 1 none

3 CORRESPONDENCE

Items of correspondence received prior to the issue of the 22 January 2013 Planning Committee meeting Agenda

- 1 WBC; Non-Material Amendment for F/2012/2039, Unit 310 Wharfedale Road
- 2 WBC; withdrawal of F/2012/2260, 230 Reading Road
- 3 WBC; notification of F/2012/2420, 1&2 New Road, Sindlesham

Items of correspondence received since the issue of the 22 January 2013 Planning Committee meeting Agenda

- N1 WBC; C/2012/0806 Land at 423-431 Reading Road
Submission of details compliance with conditions
- N2 WPC; TPO at 53 Chatsworth Avenue
- N3 Nick Robins; costs for felling of trees
- N4 WBC; TPO at 5 Wheatsheaf Close

- N5 WBC; Enforcement Investigation Notices
- N6 WBC; Reading Road/Woodward Close traffic signal upgrade

The Committee noted all of the above items of correspondence.

4 SMALL TREE SURVEY

- 4.1 The Clerk reported that WBC has given permission for the 2 trees to be felled, subject to details being received by them from Nick Robins.

The Committee **RESOLVED** to authorize £685 towards the felling of the two trees.

ACTION: Clerk

The Committee **RESOLVED** to authorize £885 towards the tree work recommended in the small tree survey.

ACTION: Clerk

5 BUDGET 2013-14

- 5.1 The Committee received Nick Robins estimates for a contingency for the potential felling of ash trees. The Committee discussed the projections for a Full Tree Survey and works to ash trees. The Committee decided to include a contingency for the ash trees within the 2013-14 tree husbandry budget.

- 5.2 The Committee **RECOMMENDED** to the F&GP Committee the following budgetary requirements for 2013-14:

Tree Husbandry	£4000
Miscellaneous	£200

6 ANY ITEMS THE CHAIRMAN CONSIDERS URGENT

- 6.1 none

7 TIME AND DATE OF NEXT MEETING

- 7.1 The next Planning Committee meeting will be held in the **John Grobler Room** on **MONDAY 11 FEBRUARY 2013 at 7.45pm.**

There being no further business, the committee meeting closed at 9.20 p.m.