



Winnersh Parish Council

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Minutes of the meeting of the **PLANNING COMMITTEE** held in the John Grobler Room on **Monday 2 December 2013** at 7.45pm.

PRESENT: Cllrs J Leask (Chairman), L Gordon-Walker, R Holdstock, J Southgate, C Taylor.

1 APOLOGIES

1.1 Cllrs J Grimson, D Green, D Hunt.

2 SCHEDULE OF APPLICATIONS

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

- 1 F/2013/1855 3 Cavendish Gardens A Suttie
Proposed erection of part single storey part two storey side extension to dwelling.
Demolition of existing conservatory.
- 2 F/2013/2196 52 Bathurst Road A Thwaites
Proposed conversion of existing garage to form habitable accommodation.
Whilst not objecting to this application the Committee **COMMENTED** that there is insufficient information regarding the changes to the front elevation.
- 3 F/2013/2299 23 Greenwood Grove C Phillips
Proposed erection of a first floor side and single storey rear extensions to dwelling.
- 4 F/2013/2344 5 Melbourne Avenue A Thwaites
Proposed erection of a 4no bedroom detached dwelling with garage, following demolition of existing bungalow.
- 5 F/2013/2261& 2262 land rear of 1 Mole Road J Seaman
Cllr Leask declared an interest in these two applications.
The Planning Committee now being inquorate, these applications were not considered.

House Holder Prior Notification

- 1 HH/2013/2244 51 Laburnum Road A Thwaites
Application for the Prior Approval of the erection of a single storey rear extension and which would extend beyond the rear wall of the original house by 4.0m, for which the maximum height would be 3.4m, and for which the height of the eaves would be 2.3m..

Adjoining Parish application:

- 1 F/2013/2222 227 Reading Road C Phillips
Proposed erection of two storey rear extension to dwelling.

Revised Applications:

- 1 none

2.2 Applications subject to OBJECTIONS:

- 1 none

2.3 The following DECISIONS were noted:

- 1 F/2013/2010 389 Reading Road congruent
CONSENT for proposed erection of a single storey front extension to form porch and separate storage area plus conversion of garage to habitable accommodation.
- 2 F/2013/2082 146 Woodward Close congruent
CONSENT for proposed conversion of garage to create habitable accommodation to dwelling.
- 3 HH/2013/2026 496 Reading Road no comment
Permitted Development. Prior Approval not required.

Adjoining parish

- 1 none

APPEAL DECISION

- 1 none

APPEALS LODGED

- 1 none

3 CORRESPONDENCE

Items of correspondence received prior to the 11 November 2013 Planning Committee meeting

- 1 WBC Licensing; premises licence application, RBL Woodward Close
- 2 WBC; re Planning Consent for Wokingham Cricket Club licence
- 3 Shinfield Parish; message re Traffic Forum
- 4 Dawn Peer; response to Traffic Forum message
- 5 WBC; Enforcement Investigation Notices
- 6 WBC; Consultation on the Wokingham Town Car Parks Strategy
The Committee considered the proposals and asked the Clerk to enquire what the Borough's current policy is on the Borough-wide decriminalisation of parking restrictions. **ACTION: Clerk**
- 7 WBC; Trading Consent for Winnersh Kebabs, King Street Lane

Further items of correspondence received prior to the issue of the 2 December 2013 Planning Committee meeting agenda

- 1 WBC; details of F/2013/1855
- 2 WBC Street Naming; land rear of 21/22 Allnatt Avenue
- 3 Reading FC; invitation to exhibition re new training facility
Several Committee members will be attending this exhibition
- 4 SE Water; update on works within Wokingham
- 5 WBC Highways; road closures 8 December 2013, Bikers' Toy Run
- 6 WBC; IEMD report on Cavendish Gardens parking restrictions
The Committee has no further comments to make regarding the IEMD.

Items of correspondence received since the issue of the 2 December 2013 Planning Committee meeting agenda

- N1 Peter Hughes, Shinfield PC; re Traffic Forum
- N2 Ken Newland, Wokingham Without PC; response re Traffic Forum
Cllr Leask will attend the next meeting of the Traffic Forum
- N3 Mr D Tanner; development of Bearwood Estate
See 3 above (Reading FC)
- N4 WBC; car sales

4 PLANNING COMMITTEE BUDGET 2014-14

- 4.1 The Committee discussed the level of expenditure expected on tree maintenance. There is no sign yet of ash die-back and the Committee decided not to include an element in the budget for that contingency.
- 4.2 The Committee **RECOMMENDED** to the F&GP Committee the following budgetary requirements for 2014-15.
- | | |
|----------------|-------|
| Tree Husbandry | £2000 |
| Miscellaneous | £200 |

5 ANY ITEMS THE CHAIRMAN CONSIDERS URGENT

5.1 The Committee may expect to see an application for development on Arbor Lane.

5.2 The Committee asked the Clerk to request copies of the WBC Design Guidance document. **ACTION: Clerk**

6 TIME AND DATE OF NEXT MEETING

6.1 The next Planning Committee meeting will be held in the **John Grobler Room** on **MONDAY 23 DECEMBER 2013** at **7.45pm**.

There being no further business, the committee meeting closed at 9.09 p.m.

The Planning Committee being inquorate for part of the meeting of 2 December 2013, a meeting of the Planning Sub-Committee was convened.

Minutes of the meeting of the **PLANNING SUB-COMMITTEE** held in the John Grobler Room on **Monday 2 December 2013** at 9.10pm.

PRESENT: Cllr J Southgate (Chairman), L Gordon-Walker, R Holdstock, C Taylor.
In attendance, Mr C Hudson (Parish Clerk).

1 SCHEDULE OF APPLICATIONS

1.1 The following applications were considered and were subject to the following OBJECTIONS:

F/2013/2261 land rear of 1 Mole Road J Seaman
Proposed erection of a single dwelling with associated residential curtilage.

The sub-committee **OBJECTED** to this application on the following grounds:

1. Overdevelopment of backland site

The sub-committee also **COMMENTED** that:

1. The proposed building overlooks neighbouring gardens
2. It is uncertain whether there is access for emergency vehicles along the drive from Mole Road

F/2013/2261 land rear of 1 Mole Road J Seaman
Application for the use of land for the stationing of caravans for residential purposes for 2no gypsy pitches together with the formation of additional hard standing and utility/dayrooms ancillary to that use.

The sub-committee **OBJECTED** to this application on the following grounds:

1. Overdevelopment of backland site

The sub-committee **COMMENTED** that:

1. There needs to be sufficient room to get caravans onto the site via the access drive off Mole Road
2. Since we believe that there is spare capacity at the Bearwood Road site the sub-committee asks for clarification on the need for additional traveller pitches

There being no further business, the sub-committee meeting closed at 9.29 p.m.