



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 **Monday 7 April 2014** at 7.45pm.

PRESENT: Cllrs J Leask (Chairman), D Hunt, C Taylor, J Southgate.

1 APOLOGIES

1.1 Cllrs L Gordon-Walker, D Green, R Holdstock, R Tilbe.
Apologies also received from Cllr F Obileye.

2 SCHEDULE OF APPLICATIONS

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

Applications received prior to the issue of the 7 April 2014 Planning Committee meeting Agenda

- | | | |
|---|---|-------------|
| 1 | RM/2014/0366 700 Wharfedale Road | L Stevens |
| | Reserved Matters details comprising access, appearance, landscaping, layout and scale for development to provide a building of 8,599 sqm GEA comprising up to 2,954 sqm for use class B1(a) offices with the remainder of the floorspace to be used for Class B1(c) light industrial floorspace and ancillary storage and distribution, and car parking spaces, pursuant to Outline Planning Permission O/2006/9071.
The Committee discussed the process for the renaming of Winnersh Triangle and asked for this to be REFERRED to Full Council. | |
| 2 | F/2014/0395 6 Melody Close | P Rawlinson |
| | Proposed erection of a first floor extension over existing garage. | |
| 3 | F/2014/0579 5 The Priory | G Vaughan |
| | Proposed erection of a two storey side extension to dwelling. | |

**Applications received since the issue of the 7 April 2014 Planning Committee meeting
Agenda**

1 none

Permitted Development application:

1 none

Revised Applications:

1 F/2013/2535 19 Wheatsheaf Close A Suttie
Proposed formation of habitable room in roof space, front dormer with rooflight and
insertion of rear rooflights.
REVISION: Dormer window to front elevation with rooflight. Rooflights to rear
elevation.

Adjoining Parish application:

1 none

2.2 Applications subject to OBJECTIONS:

1 none

2.3 The following DECISIONS were noted:

1 F/2013/2134 land rear of 49-51 & 55 Watmore Lane congruent
REFUSAL of demolition of 55 Watmore Lane and erection of 4 detached dwellings
with associated parking and access.

2 F/2014/0155 14 Watmore Lane not seen by WPC
REFUSAL of proposed erection of single dwelling house and detached car port
following demolition of detached garage.

The Committee asked the Clerk to contact WBC regarding the details of the
application not being sent to WPC. **ACTION: Clerk**

3 F/2014/0330 7 Jersey Drive congruent
CONSENT for application for single storey side extension (Retrospective)
(Amendment to Planning consent F/2013/0450).

Permitted Development:

1 HH/2014/0315 Oakhouse, 7 St Marys Road
CONSENT for 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
2.64m, for which the maximum height would be 2.56m, and for which the height of
the eaves would be 2.56m.

- 2 TL/2014/0318 land adjoining Wharfedale Road
CONSENT for application for prior determination for the proposed erection of a replacement jupiter dual-stack monopole (15m to top of antenna shroud) and replacement cabinet, following removal of existing monopole and cabinet.
- 3 TL/2014/0449 outside 2 King Street Lane
CONSENT for application for prior determination for the proposed erection of a replacement jupiter dual-stack type S monopole (15m to top of antenna shroud) and one equipment cabinet.

Adjoining parish

- 1 none

APPEAL DECISION

- 1 F/2013/2007 1 Church Close
APPEALS DISMISSED for proposed erection of 1no. dwelling and associated works.

APPEALS LODGED

- 1 none

3 CORRESPONDENCE

Items of correspondence received prior to the issue of the 7 April 2014 Planning Committee meeting Agenda

- 1 WBC; TPO at 47 Robinhood Lane
- 2 WBC; Street Licence request for Café Express, Gazelle Close
- 3 WBC; Major Works Project meeting presentation, 18 March 2014
- 4 Rebecca Bird, WBC; re Woodcote Neighbourhood Plan meeting, 19 June 2014
- 5 BALC; Berkshire Flood Recovery Fund
The Committee noted that surveys made by councillors have not identified individual properties severely affected by the recent flooding.
- 6 Highways Agency; Smart Motorways feedback form, from 28 March exhibition
The Clerk gave a brief report on the meeting. The Committee requested that Cllr Bray reports back to Full Council. **ACTION: Cllr Bray**

Items of correspondence received since the issue of the 7 April 2014 Planning Committee meeting Agenda

- N1 WBC; withdrawal of F/2014/0442 The Thatched Cottage, Roundabout Lane
- N2 WBC; consultation report on North Wokingham Distributor Road is available
Cllr Southgate reported that section 5.3.3 of the consultation reports WPC as stressing the need to deliver the new road **before** the Winnersh Relief Road....

The Committee asked the Clerk to reiterate to WBC that WPC stresses that the Winnersh Relief Road should be completed **before** the new road...

ACTION: Clerk

4 REFERRALS FROM FULL COUNCIL

4.1 To discuss public awareness and parish contingency in the event of severe flooding.

Cllr Hunt reported that he had met with members of Winnersh Flood Action Group. They were agreed that the concern regarding the Hatch Farm Dairies development was to do with the creation of the relief road across the flood plain and the level of success and knock on effects of the mitigation measures on the flow of water and flood levels. Cllr Hunt proposed to take photographs of specific areas of the floodplain in different seasons in order to give a base line reference against future flood recording data.

The Committee then discussed Emergency Planning for Flooding, noting that the Community Centre could be used as an emergency base for people made temporarily homeless by floods. The Committee then broadened the discussion to take in Emergency Planning for severe emergencies of different sorts. The Committee agreed that its first priority should be in preparing a Parish Emergency Plan related to Flooding. Cllrs Leask and Hunt volunteered to produce an outline guidance proposal and report back to the Committee.

ACTION: Cllrs Leask & Hunt

5 ANY ITEMS THE CHAIRMAN CONSIDERS URGENT

5.1 The Committee asked the Clerk to make the Traffic Forum's Terms of Reference and Membership an agenda item for the next Planning Committee meeting.

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 28 APRIL 2014 at 7.45pm.**

There being no further business, the committee meeting closed at 9.25 p.m.