



## Winnersh Parish Council

Winnersh Community Centre  
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Minutes of the **PLANNING COMMITTEE** meeting held in the **SINDLESHAM ROOM** on **WEDNESDAY 22 JANUARY** which started at **19.48**

Present: Cllrs Fishwick (Chairman), Harper, Hunt, Southgate and Obileye  
In attendance: Philip Stoneman (Parish Clerk)

- 1 Apologies for absence were received from Cllrs Taylor and Wooldridge.
- 2 Declarations of Interest  
Cllr Fishwick declared a pecuniary interest in Item 3.1 Application 183535 and took no part in the discussion when the application was being considered.
- 3 Schedule of Applications
- 3.1 **The committee considered the following applications and raised No objections**
  - Application 183368: 518 Reading Road, Winnersh, RG41 5EX**  
Application for works to protected tree(s) TPO 1259/2008  
T1 - Oak - height reduction by 3m back to suitable growth points; reduce road side by approximately 1metre to suitable growth points; provide clearance of service lines; and trim remaining canopy 2m.
  - Application 183369: 17 Greenwood Grove, Winnersh, RG41 5LH**  
For works to protected tree(s) TPO 923/1998, Single 16  
T1 - Oak - trim back to boundary fence line.
  - Application 190012: Winnersh Relief Road (Phase 2)**  
Application to approve details pursuant to condition number 5 (Construction Environmental Management Plan), 6 (Working Hours), 9 (accommodation of construction vehicles) and 14 (protection of trees) of 180760.
  - Application 190042: 58 Watmore Lane, Winnersh, RG41 5JT**  
Householder application for proposed erection of part two storey rear/side extension, following the conversion of existing conservatory, part single storey front extension to form porch.

**Application 190054: 45 Blackberry Gardens, Winnersh, RG41 5RN**

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 4.05m for which the maximum height would be 2.8m and the height of the eaves 2.3m.

**Application 190058: The Walters Arms, Bearwood Road, Sindlesham RG41 5BP**

Regulation 14(2) notification for works in the Sindlesham conservation area

T1 - purple plum - fell to ground level and replace.

T2 - purple plum - fell to ground level and replace.

**The committee considered the following application and raised an objection**

**Application 183535: Nirvana Spa, Mole Road, Sindlesham, RG41 5DJ**

Full planning application for the demolition of existing 'Pulse 8' gym building and erection of 74-bedroom hotel extension with replacement gym, ancillary internal facilities and outside swimming pool plus ancillary car parking and landscaping.

Whilst the Committee had no overall objection to the application, concerns were raised about the potential for noise that could be generated from the roof terrace and recommended that the Planning Authority control this using licencing and/or planning conditions.

3.2 Revised/Additional Plans referred by the Borough Council

There were no revised or additional plans received.

3.3 Decisions received from Wokingham Borough Council

There were no decisions received.

3.4 Appeals and Inquiries from Wokingham Borough Council

There were no appeals or inquiries received.

4 Wokingham Local Plan

Cllr. Fishwick provided an update on the progress of the Local Plan being prepared by Wokingham Borough Council. A draft schedule of proposed development sites (contained in the Local Plan) had been circulated to all Parish Councillors for comments. Cllr Fishwick was thanked for the considerable amount of work that he had invested in producing the draft schedule and it was **RESOLVED** to submit the schedule to Wokingham Borough Council **Action: Clerk**

5 Correspondence

A list of correspondence was tabled (Appendix 1) and noted.

6 Any items the Chairman considers urgent.

There were no urgent matters.

7 The next meeting of the Planning Committee would be held on  
**Monday 11 FEBRUARY 2019 at 19.45**

**There being no further business the meeting closed at 21.07**

## **APPENDIX 1**

### **Correspondence**

1) 7th January, 2019 - email from Highway Project Manager, Wokingham Borough Council

Subject: North Wokingham Distributor Road - Ashridge Farm section update leaflet and feedback form.

2) 11th January, 2019 - email from Customer Services, Wokingham Borough Council

Subject: Update on how to submit planning application comments online.

3) 10th and 18th January, 2019 - email from Senior Traffic Management Engineer, Wokingham Borough Council

Subject: Old Forest Road traffic calming and 30mph speed limit proposal.

4) 15th January, 2019 - email from Highways England Smart Motorway Team

Subject: News Bulletin.

5) 17th January, 2019 - email from Balfour Beatty

Subject: Project Update - Lower Earley Way Dualling.