

To all members of the Planning and Highways Committee

Notice is hereby given, and you are summonsed to attend a meeting of the Planning and Highways Committee on Thursday 01 December 2016 at The John Heggadon Meeting Room, Shinfield Parish Hall, commencing 19:30 hrs.

Mrs S E Roberts, Clerk
24 November 2016

Members: Cllrs N Boyer, P Emmet, A Grimes, P Hughes, A Masood, D Peer.

Agenda

1. **Public questions**
To receive and consider public questions and comment.
2. **Apologies for absence and declarations of members' interests**
 - 2.1 To receive and consider acceptance of apologies.
 - 2.2 To receive members declarations of interest relating to the business of the meeting.
3. **Minutes of the previous meeting**
 - 3.1 To consider approval of the minutes of 10 November 2016 as a correct record of the meeting (attached)
 - 3.2 To receive information on matters arising from the minutes.
 - Review a draft spec for planning consultancy advice
4. **Schedule of deposited plans**
 - 4.1 To receive and consider comment on a list of deposited plans at 24 November 2016.
 - 4.2 To receive notice of planning decisions.
5. **Enforcement update**
 - 5.1 To receive an update on new and open enforcement items
 - 5.1.1 Closure notice for RFS/2016/083206
6. **Neighbourhood Development Plan.**
To receive a progress report on the Neighbourhood Development Plan.
7. **Local Plan Update**
To discuss feedback received on the Call for Sites areas at the Development Exhibition, and agree a way forward for reviewing sites and providing feedback to Wokingham Borough Council
8. **Highways, street lighting and footpath matters**
 - 8.1 To receive information on highway and associated matters.
 - 8.2 To receive information on street lighting matters
 - 8.3 To receive information on footpath matters.
9. **Correspondence items**
To consider correspondence items received:
 - Street Naming for West of Beech Hill Road development
 - Discussion on how the Parish Council can best support residents with planning matters.
10. **Dates of the next meetings**
 - 10.1 To confirm the date of the next meeting as Thursday 22 December 2016

Item 4.1 Schedule of deposited plans – 24 November 2016

162907 Proposal Planning Officer	1 High Copse Farm, Shinfield, RG2 9ES Full application for proposed erection of Bat Barn. Chris Kempster	Comments by	30 November 2016
162915 Proposal Planning Officer	Shinfield Court, Church Lane, Three Mile Cross, RG7 1HB Full planning application for the demolition of existing derelict farm buildings and erection of a new build Montessori nursery, new build community use studio, new cafe with kitchen plus new car parking and vehicle access. Graham Vaughan	Comments by	6 December 2016
162924 Proposal Planning Officer	Floyers Barn, 260 Hyde End Road, Spencers Wood, RG7 1DL Full planning application for the erection of one dwelling Katie Herrington	Comments by	1 December 2016
163048 Proposal Planning Officer	51 Hyde End Lane, Spencers Wood, RG7 1EP Householder application for the proposed erection of a single storey rear extension to dwelling, following demolition and removal of existing structure to rear of property. Jane Burton	Comments by	19 December 2016
163076 Proposal Planning Officer	62 Clares Green, Spencers Wood, RG7 1DX Householder application for the proposed erection of a single storey and part two storey rear extension to dwelling following demolition of existing single storey rear structure. Christine Phillips	Comments by	12 December 2016
163077 Proposal Planning Officer	Ubhi House, Brookers Hill, Shinfield, RG2 9BX Householder application for the proposed erection of a two storey rear extension to dwelling to facilitate a second floor incorporating rear Juliet balcony and Oriel window. Rosie Rogers	Comments by	16 December 2016
163107 Proposal Planning Officer	Croft Grove, Croft Road, Spencers Wood, RG7 1DG Householder application for the proposed erection of a detached garage and new wall to Croft Road Chris Kempster	Comments by	Unknown
163176 Proposal Planning Officer	Yaffles, Beech Hill Road, Spencers Wood, RG7 1HT *Adjoining Parish Consultation* Full planning application for the proposed erection of a 2 storey cottage and driveway following demolition of existing ancillary storage barn. Rosie Rogers	Comments by	20 December 2016
163211 Proposal Planning Officer	Long Garden, Shinfield Road, Shinfield, RG2 9BE Householder application for the proposed erection of a single storey rear extension with roof lanterns; conversion of existing habitable space at the front of the dwelling to a garage plus changes to fenestration. Christine Phillips	Comments by	21 December 2016

Item 4.2 Planning decisions

List of plans approved:

161301 Proposal Our comment	Land west of Beech Hill Road, Spencers Wood, RG7 1FG Reserved Matters application pursuant to Appeal Outline planning permission O/2013/1221 (dated 09/06/2015) for a development of up to 120 dwellings with associated infrastructure and access from Beech Hill Road. This application comprises of 120 dwellings including details of appearance, landscaping, layout and scale. No further comments submitted to this RM application (comments submitted on original outline application)
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List of plans refused:

162749

Proposal

Our comment

15 Deardon Way, Shinfield, RG2 9HE

Application for a certificate of proposed use for the conversion of existing loft to additional habitable accommodation, side dormer and insertion of velux windows.

There are no plans attached that show the proposed internal layout and loft conversion. This development is unacceptable to the parish council without the provision of additional parking to meet the additional bedrooms provided.

Plans withdrawn:

161060

Proposal

Our comment

2 Mortimer Road, Grazeley, RG7 1LA

Householder application to apply new structural external wall insulation system with render finish.

No comment

162651

Proposal

Our comment

5 Mortimer Road, Grazeley, RG7 1LA

Householder application to apply new structural external wall insulation system with render finish.

No comment
