

## 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 04 April 2016 at The John Heggadon Meeting Room, Shinfield Parish Hall, commencing 19:30 hrs.

Mrs S E Roberts, Clerk  
29 March 2016

Members: Cllrs P Emmet, J Greenway, A Grimes, P Hughes, I Montgomery, D Peer.

### Agenda

1. **To receive a presentation from Geoff France of Bewley Homes on a development proposal for land North of Hyde End Road**
2. **Public questions**  
To receive and consider public questions and comment.
3. **Apologies for absence and declarations of members' interests**
  - 3.1 To receive and consider acceptance of apologies.
  - 3.2 To receive members declarations of interest relating to the business of the meeting.
4. **Minutes of the previous meeting**
  - 4.1 To consider approval of the minutes of 17 March 2016 as a correct record of the meeting. [Attached]
  - 4.2 To receive information on matters arising from the minutes.
    - 4.2.1 Planning enforcement response for F/2014/1372
    - 4.2.2 Response from WBC Highways team re Basingstoke Road / Church Lane junction changes
5. **Schedule of deposited plans**
  - 5.1 To receive and consider comment on a list of deposited plans at 29 March 2016.
  - 5.2 To receive notice of planning decisions.
6. **Enforcement update**
  - 6.1 To receive an update on new and open enforcement items
7. **Neighbourhood Development Plan.**
  - 7.1 To receive a progress report on the Neighbourhood Development Plan.
8. **Highways, street lighting and footpath matters**
  - 8.1 To receive information on highway and associated matters.
    - 8.1.1 WBC press release – parking enforcement plans on track
    - 8.1.2 Individual Executive Member report for Tabby Drive, Three Mile Cross, Proposed traffic regulation order 2016
  - 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:
  - 9.1 Application for a Screening Opinion for an Environmental Impact Assessment for reserved matters application for the Shinfield West Infrastructure, pursuant to the approved Shinfield West application (VAR/2014/0624)
  - 9.2 Notification that an application for householder planning consent is required for a proposed rear extension to 9, Wheatfields Road, Shinfield, RG2 9DG (Ref 160341)
10. **Dates of the next meetings**

## Item 5.1 Schedule of deposited plans – 29 March 2016

<b>152163</b> Proposal	<b>Land adjacent to Rose Cottage, Croft Road, Spencers Wood</b> Full application for the proposed erection of 4no detached dwellings with associated landscaping and new access *Revised layout and design of proposed dwellings*
Planning Officer	Alex Thwaites                      Comments by      11 April 2016
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<b>160508</b> Proposal	<b>61 Church Lane, Shinfield, RG2 9BY</b> Application for a certificate of lawfulness for the proposed erection of a single storey rear extension with roof lights.
Planning Officer	Charlie Snell                      Comments by      13 April 2016
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<b>160515</b> Proposal	<b>14 Arborfield Road, Shinfield, RG2 9DY</b> Householder application for the proposed erection of a part single storey part two storey rear extension, single storey front extension and the demolition of one chimney stack.
Planning Officer	Pooja Kumar                      Comments by      07 April 2016
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<b>160648</b> Proposal	<b>26 Cirrus Drive, Shinfield, RG2 9FL</b> Householder application for the proposed erection of a single storey side extension.
Planning Officer	Stefan Fludger                      Comments by      11 April 2016
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<b>160651</b> Proposal	<b>6 The Square, Spencers Wood, RG7 1BS</b> Application for a certificate of lawfulness for the proposed conversion of loft space to habitable accommodation with rear dormer extension.
Planning Officer	Stefan Fludger                      Comments by      08 April 2016
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<b>160695</b> Proposal	<b>214 Hyde End Road, Spencers Wood, RG7 1DG</b> Application for the proposed change of use from residential (C3) to professional services (A2)
Planning Officer	Pooja Kumar                      Comments by      15 April 2016
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<b>160745</b> Proposal	<b>Land to the rear of 4 Great Lea, Pingewood, Three Mile Cross, RG7 1NU</b> Full planning permission for the erection of a new two storey detached house.
Planning Officer	Daniel Ray                      Comments by      20 April 2016
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## Item 5.2 Planning decisions

### List of plans approved:

<b>153013</b>	<b>22 Grazeley Road, Three Mile Cross, RG7 1BJ</b> Householder application for proposed single storey front extension, part single, part two storey rear extension to dwelling plus conversion of loft space to create habitable accommodation
Our comment	No comment
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### List of plans refused:

<b>160055</b> Proposal	<b>66a Grazeley Road,</b> Full application for the proposed erection of 2no detached dwellings with associated works, following demolition of existing dwelling.
Our comment	Shinfield Parish Council has no objection to this application.
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<b>160211</b> Proposal	<b>5 Mere oak Orchard, Three Mile Cross, RG7 1NY</b> Full application for the removal of existing mobile home and freestanding garage, demolition of existing outhouse and the erection of a bungalow ancillary to the existing mobile park home.
Our comment	No comment

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**160261**

Proposal

**2 Hollow Lane, Shinfield, RG2 9DX**

Outline application for the erection of up to 7no dwellings, together with access roads, footpaths, parking areas and ancillary development. Access to be considered.

Our comment

We request that the developer make up Oatlands road to an adoptable standard from the northern edge of the development to the Arborfield Road

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**List of plans withdrawn:**

**152829**

Our comment

**341 Whitley Wood Lane, Shinfield, RG2 8PX**

Householder application for the proposed erection of a second storey side extension to dwelling

No comment

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