

To all members of the Planning Committee

Notice is hereby given, and you are summonsed to attend a meeting of the Planning Committee on 23 July 2018 at The John Heggadon Meeting Room, Shinfield Parish Hall, commencing 19:30 hrs.

Mrs S E Roberts, Clerk
17 July 2018

Members: Cllrs N Boyer, P Emmet, G Gray, A Grimes, L James, D Lias, 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 21 June 2018 as a correct record of the meeting (attached)

3.2 To receive information on matters arising from the minutes

3.2.1 Confirmation from WBC Democratic Services regarding 'calling in' planning applications

4. Enforcement update

4.1 To receive an update on new, open and outstanding enforcement items

4.1.1 Planning appeal for Kybes Lane, Grazeley.

4.1.2 Open enforcement items report

4.1.3 Closed enforcement items report

4.1.4 Outstanding enforcement items for Shinfield Parish

5. Highways, street lighting and footpath matters

5.1 To receive information on highway and associated matters

5.1.1 Responses from WBC regarding development related highways matters for Croft Road.

5.2 To receive information on street lighting matters

5.2.1 Confirmation of street lighting energy usage following conversion to LED (circulated following 21st June meeting)

5.2.2 Consideration of a contract from SSE for street lighting maintenance from 01.08.18 to 31.07.2024

5.3 To receive information on footpath matters

6. Schedule of deposited plans

6.1 To receive and consider comments on a list of deposited plans at 14 June 2018

6.2 To receive and consider comments on a list of plans received since publication of the agenda

6.3 To receive notice of planning decisions

7. Speed Restrictions in the Parish

7.1 To receive an update on this project (Cllr Lias)

8. Update on WBC/Oatlands Road Residents Meeting

8.1 To receive an update on the meeting held on 16 July 2018 and consider next steps

9. The future of the Planning Committee

9.1 Open discussion on the future of the Planning Committee and officer support

Item 6.2 Planning decisions

List of plans approved:

180757	Specialist housing site (south), local centre land west of Shinfield, west of Hyde End Road and Hollow Lane, south of Church Lane, Shinfield, RG2 9EH
Proposal	Reserved matters application for the erection of a 68-bed care home building (Class C2) and associated development including site access, car parking and landscaping in the part of the site identified by the outline planning consent for specialist housing. Access, Layout, Scale, Appearance and Landscaping to be considered.
Our comment	Shinfield Parish Council requests that a pedestrian route through to the medical centre be incorporated into the site. The parish council requests some additional features to break up the visual impact of elevation F. The Parish Council would prefer to see the design of the parking and exterior landscaping be co-ordinated with the neighbouring site (application 180758), so that there is a degree of visual integration between the two sites.

180758	Specialist Housing Site, 1 Local Centre Land West of Shinfield, West of Hyde End Road & Hollow Lane, South of Church Lane, Shinfield, RG2 9EH.
Proposal	Reserved matters application for the erection of a building comprising 80 no. extra care units (Class C2) and associated development including site access, car parking and landscaping in the part of the site identified by the outline planning consent for specialist housing. Access, Layout, Scale, Appearance and Landscaping to be considered.
Our comment	Shinfield Parish Council is concerned about the visual impact on the street scene of a four storey structure, which is located close to the edge of the site boundary. It is currently unclear what the appearance of the building on the other side of the main road will be, as the design has not yet been determined. A building of this size and height will not be in keeping with the local area. The Parish Council would prefer to see the design of the parking and exterior landscaping be co-ordinated with the neighbouring site (application 180757), so that there is a degree of visual integration between the two sites. The Parish Council requests that the application be deferred, until further design information is available for the buildings along the opposite side of the main road.

180978	16 Priors Gardens, Spencers Wood, RG7 1WS
Proposal	Householder application for the proposed erection of a summerhouse
Our comment	Shinfield Parish Council requests that standard hours of working be added as a condition, to reduce the noise impact on neighbouring dwellings

181273	3 Mitford Close, Earley, RG2 8JQ
Proposal	Householder application for the proposed erection of a single storey side and rear extension, plus replacement of flat roof over existing kitchen with pitched roof.
Our comment	No comment

181399	63 Hyde End Road, Shinfield, RG2 9EP
Proposal	Householder application for the proposed erection of single storey side/rear extension to dwelling, conversion of the existing garage to create habitable accommodation and single storey extension to form new garage
Our comment	
