

MINUTES OF A MEETING OF THE PLANNING AND HIGHWAYS COMMITTEE HELD IN THE COUNCIL CHAMBER, NEWBURY TOWN COUNCIL, MARKET PLACE, NEWBURY ON MONDAY 15th JULY 2024 AT 7.30PM.

PRESENT

Councillors, Vera Barnett (sub), Sam Dibas, Billy Drummond (sub), Nigel Foot, Roger Hunneman, Ian Jee, Vaughan Miller, David Marsh, Andy Moore (Chairperson) and Graham Storey.

In Attendance

Kym Heasman, Corporate Services Officer
Toby Miles-Mallowan, Chief Executive Officer

28. APOLOGIES

Councillors Phil Barnett (substitute Vera Barnett), Jo Day and David Harman (substitute Billy Drummond)

Absent: Tony Vickers.

29. DECLARATIONS OF INTEREST

The Corporate Services Officer declared that Councillor Nigel Foot, Billy Drummond and David Marsh who are also Members of West Berkshire Council, which is declared as a general interest on their behalf and a dispensation is in place to allow them to partake in discussions relating to West Berkshire Council business.

In considering the following applications, Councillor Sam Dibas declared a prejudice interest and took no part in the vote: **24/01116/FUL & 23/01732/OUTMAJ**

30. MINUTES

PROPOSED: Councillor Vaughan Miller

SECONDED: Councillor Ian Jee

RESOLVED: That the minutes of the meeting of the Planning & Highways Committee held on Monday 17th June 2024, be approved, and signed by the Chairperson.

31. QUESTIONS AND PETITIONS FROM MEMBERS OF THE PUBLIC

There were no questions or petitions from members of the public.

32. MEMBERS' QUESTIONS AND PETITIONS

Question Received from Councillor David Haman read by Chairperson:

"Has the Planning Authority considered the use of a Local Listed Building Consent Order in relation to the installation of solar panels on listed buildings or within Conservation Areas to ease the strain on the planning departments and budgets?"

The Chairperson responded with the following answer:

"We will write to West Berkshire Council to follow up on this matter directly."

33. SCHEDULE OF PLANNING APPLICATIONS

Resolved that the observations recorded at Appendix 1 to these minutes be submitted to the planning authority.

34. APPLICATIONS FOR PRIOR APPROVAL

Resolved that the observations recorded at Appendix 2 to these minutes be submitted to the planning authority.

35. UPDATE FROM THE WESTERN AREA PLANNING COMMITTEE

An application for Northcroft Lane was considered at the recent WAP Meeting in which: the chairperson had spoken on NTC's objection: in relation to traffic and adequacy of the building.

36. FORMATION OF A WORKING GROUP ON PUBLIC RIGHTS OF WAY (PROW)

PROPOSED: Councillor Andy More

SECONDED: Councillor Vaughan Miller

RESOLVED: Agreed to the Terms of Reference for the formation of a Working Group on Public Rights of Way (PROW).

It was agreed that the Working group members would be as follows: Councillors Graham Storey, Andy Moore, with an invitation to Councillor Tony Vickers to join the working group.

37. UPDATE FROM THE FLOOD AND DRAINAGE FORUM

Councillor Nigel foot mentioned that he was unable to attend the last meeting of the Flood & Drainage forum so wished to propose to allow Paula Saunderson (Member of the Forum) to give an update instead.

38. SUSPENSION OF STANDING ORDERS.

PROPOSED: Councillor Nigel Foot

SECONDED: Councillor Andy Moore

RESOLVED: to Suspend standing Orders to allow conversation and information to be received from Paula Saunderson in relation to the Flood & Drainage Forum

39. REINSTATEMENT OF STANDING ORDERS.

PROPOSED: Councillor Nigel Foot

SECONDED: Councillor Billy Drummond.

RESOLVED: to reinstate Standing Orders returning to committee business.

40. UPDATE FROM FARADAY ROAD FOOTBALL GROUND

Members of the committee received a verbal update from Councillor Vaughan Miller about the current plans for the site. WBC is planning to put in infrastructure in place to allow Newbury Football Club to start playing with plans for the pitch be usable at some point in the next season.

41. SUSPENSION OF STANDING ORDERS.

PROPOSED: Councillor Andy Moore

SECONDED: Councillor Billy Drummond

RESOLVED: to suspend Standing Orders to allow a Question to be asked by a member of the public.

Question received from member of the Public: "Whys was it not agreed to go ahead with the NCG application? As work could have already started and the application is due to expire."

The Chairperson answered with the following: "We as Newbury Town Council cannot provide you with an answer to your question as it is a matter for West Berkshire Council who are the planning authority".

42. REINSTATEMENT OF STANDING ORDERS.

PROPOSED: Councillor Andy More

SECONDED: Councillor Sam Dibas

RESOLVED: to reinstate Standing Orders Returning to committee business in relation to the P & H Agenda.

43. SANDLEFORD PARK LIAISON GROUP UPDATE

I was noted that the Chief Executive Officer and Councillor David Marsh, who attended the meeting as representative of Newbury Town Council.

A summary of the information was shared with the Committee with the suggestion that only one representative attend the Liaison group going forward with subsequent updates being brought back to the Planning & Highways committee after the Next Meeting.

44. NEW NEIGHBOURHOOD AREA DESIGNATION WITHIN THE DISTRICT – THATCHAM

Members noted the information received regarding the new neighbourhood area designation for Thatcham.

45. FORWARD WORK PROGRAMME FOR PLANNING AND HIGHWAYS COMMITTEE MEETINGS 2024/25

The Forward work programme was received and noted by the committee.

THERE BEING NO OTHER BUSINESS THE CHAIRPERSON DECLARED THE MEETING CLOSED AT 21.30 HRS

CHAIRPERSON

Signature: _____ Date: _____

**PLANNING AND HIGHWAYS COMMITTEE MEETING
SCHEDULE OF PLANNING APPLICATIONS – RESOLUTIONS**

| RUNNING ORDER | RESOLUTION | APPLICATION NUMBER | LOCATION AND APPLICANT | PROPOSAL |
|----------------------|--|--|---|---|
| 1 | No objection | 24/01114/FUL | Messenger House Pear Tree Lane Newbury for Mr Anthony Berkeley | Demolition of existing dwelling and erection of a replacement dwelling with garaging and home offices, together with relocated driveway, parking and turning, associated private amenity space, landscaping, installation of package sewage treatment plant and associated works. |
| 2 | Support | 23/01732/OUTMAJ 23/01732/OUTMAJ | Land North of Just Learning Nursery Monks Lane Newbury for Feltham Properties Ltd | Application for Outline Planning Permission for up to 31 dwellings, with open space, parking and associated infrastructure, boundary treatments and landscaping. Matters to be considered: Access |
| 3 | No objection | 24/00674/FUL 24/00674/FUL | Battery End Hall Battery End Newbury for Prudential Properties Ltd | New two storey dwelling house with parking, cycle and refuse storage. |
| 4 | Objection / comments: <ul style="list-style-type: none"> - Property is owned by a company and not individual when applications by couple. - Loss of access for 100% of spare private road parking. - Members don't object to the proposal of residential Dwelling but a lack of details and consultation with Neighbours. | 24/01116/FUL | The Barn Enborne Gate Newbury for Mr & Mrs Brian Eighteen | Demolition of existing commercial building, erection of a two storey house and double garage. |

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|---|---|--|---|---|
| 5 | Objection in line with previous comments submitted. | 23/02791/FULMAJ 23/02791/FULMAJ | Sandleford Parade Newtown Road Newbury for Miracle Properties Ltd | Phased planning application for the erection of two buildings comprising 16 no. flats and associated infrastructure and landscaping following the demolition of existing buildings. |
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APPENDIX 1

APPLICATION FOR PRIOR APPROVAL

| RUNNING ORDER | RESOLUTION | APPLICATION NUMBER | LOCATION AND APPLICANT | PROPOSAL |
|----------------------|---|--------------------------------|--|---|
| 1 | Members feel that a full application should be submitted to the Planning Authority. | 24/01185/PACOU | 4 Hambridge Road Newbury for Mr R Shearing | Application to determine if prior approval is required for a proposed: Proposed conversion from office space (E) to new ground floor flat (C3-dwelling house) |