

- 5 162957 4 Riverdene Drive congruent
CONSENT for householder application for the proposed conversion of existing garage into habitable accommodation.
- 6 162979 Land at Hatch Farm Dairies, 42-44 King Street Lane congruent
CONSENT for application for advertisement consent for the non-illuminated 36 flagpoles, 1 tri Board, 4 x Boards, 10 secondary double sided sign and 1 fascia sign (Retrospective).
- 7 162989 10 Robinhood Lane congruent
CONSENT for householder application for the proposed two storey side extension following demolition of existing side extension plus single storey front extension to form porch.
- 8 162990 20 Greenwood Lane congruent
CONSENT for householder application for the proposed single storey rear extension to dwelling plus part conversion of garage to habitable accommodation.
- 9 163298 Satruga, Poplar Lane congruent
CONSENT for householder application for proposed erection of two storey rear extension to dwelling and loft conversion to provide habitable accommodation including 4no roof lights.
- 10 162934 31 Arbor Lane congruent
CONSENT for householder application for proposed erection of two single storey rear extensions to dwelling.
- 11 163073 17 Meadow View
CONSENT for householder application for the proposed conversion of loft space into habitable accommodation including a rear dormer extension.
- 12 163263 234 Reading Road congruent
CONSENT for householder application for the proposed raising of existing roof to create a first floor, to include internal alterations.

Adjoining parish decisions

1 none

APPEAL DECISION

1 none

APPEALS LODGED

1 none

3 CORRESPONDENCE

3.1 Items of correspondence received prior to the issue of the 9 January 2017 Planning Committee meeting Agenda

- 1 WBC; TPO at 31 Arbor Lane
- 2 WBC; Hatch Farm Dairies, opening of King Street Lane for early occupied dwellings
- 3 WBC; extension of deadline for receipt of Local Plan comments
- 4 WBC; TPO at 46 Robinhood Lane
- 5 WBC; invitation to Transport Vision workshop, Wed 25 Jan 2017, 7.00pm Shute End
Members were invited to inform the Clerk if they wished to attend this meeting.
- 6 WBC; 1 Mole Road; WBC Declines to Decide

Items of correspondence received following the issue of the 9 January 2017 Planning Committee meeting Agenda

- N1 Wokingham Without; GVOL applications
N2 R Norrington; comments re appeal 161564, 9 Winnersh Gate
N3 WBC; Enforcement Investigation Notice update, November 2016
N4 WBC; Major Projects road closures 2017

4 LOCAL PLAN CONSULTATIONS

4.1 The Committee discussed the Winnersh Parish sites within the Local Plan, in relationship to flooding, highways access and community.

The Committee expressed its support for 5WI 001, 002, 003, 009, 011.

The Committee commented further on the following sites:

5WI005; This site is subject to regular flooding. Even if raised housing was to be built this would prevent the use of the site as a SUD and would further increase local flooding around the Showcase cinema roundabout.

5WI004 & 6; There are serious concerns regarding access to the site along Maidensfield and the increase in traffic along Danywern Drive. The land along the Emm Brook is in the flood zone. The Committee referred to the comments and objections raised regarding application O/2013/0434.

5WI007; There is no one main point of vehicular access to the site. There is restricted access at Harvest Drive and St Catherine's Lodge. The Wokingham Cricket Club was approved land in this area because of its rural aspect.

5WI008; The site is subject to flooding.

5WI009;

(Cllrs Harper and Southgate declared an interest)

Part of this land is designated for the SDL access road.

5WI012; The SDL access road is planned to pass through the allotments section of this site.

5WI013; The SDL access road is planned to the north of this site. Part of the existing arboretum will be lost to the road. Development here will destroy the remaining part of the arboretum, which is a valued amenity within Winnersh and should be protected.

The Committee commented that infrastructure serving the site and the wider community is to be in place BEFORE development takes place.

5 REFERRAL FROM FULL COUNCIL

- 5.1** The Committee discussed the creation of a **Neighbourhood Plan** for Winnersh. The Committee considered the potential advantages of having a Neighbourhood Plan. The Committee discussed the position of Winnersh as a nuclear village between major conurbations and felt that a Neighbourhood Plan would do little to influence the design or infrastructure of major projects on the remaining pieces of undeveloped land.

6 BUDGETARY REQUIREMENTS FOR 2017-18

- 6.1** The Committee **RESOLVED** to request the following budgetary items:

1) tree husbandry	£2000
2) emergency planning goods	£400
3) miscellaneous	£250

7 ANY ITEMS THE CHAIRMAN CONSIDERS URGENT

- 7.1** none

8 TIME AND DATE OF NEXT MEETING

- 8.1** The next Planning Committee meeting will be held in the **John Grobler Room** on Monday 30 January 2017 at 7.45pm.

There being no further business, the committee meeting closed at 9.12pm.