

**MINUTES OF THE MEETING OF SONNING PARISH COUNCIL
PLANNING COMMITTEE HELD ON TUESDAY 3 JANUARY 2017 AT
6.30PM THE PAVILION, POUND LANE, SONNING.**

PRESENT: Mr A E Farnese (Chairman), Mr T Fisher, Mr I Runnalls. Mrs L Bates (Clerk),
3 Visitors.

APOLOGIES: Apologies were received from Mr P Morrison (holiday).

AGENDA

- a) Present.
- b) Apologies for Absence
- c) Declaration of Interest
- d) Minutes of 21 December 2016 to approve.
- e) Updates.
- f) Grove Cottage (163418). Listed Building consent for the proposed overhaul of roof. To agree comments. Deadline 10/01/17
- g) Little Tudor Duffield Road (162805). Full application for the proposed erection of 3no detached dwellings following demolition of existing dwelling. To agree comments. Deadline 11/01/17.
- h) WBC Local Plan Update – Call for Sites. Agree comments on sites in Sonning ready for joint meeting with Northern Parishes 5 January.
- i) Conservation Area Assessment.
- j) Any matters considered urgent by the Chairman.
- k) Date of the Next Meeting.

1727. DECLARATION OF INTEREST/DISPENSATIONS.

There were no declarations. The Chairman welcomed all those present.

1728. MINUTES.

The Minutes having been circulated were taken as read and signed by the Chairman.

1729: UPDATES.

The Chairman said that WBC had approved one application, Sonning Church of England Primary School (163312).

1730: GROVE COTTAGE (163418).

This was a Listed Building application for repairs to the roof, which had been previously approved, and it was agreed there was no comment.

1731. LITTLE TUDOR (162805).

The Chairman said that this was for 3 dwellings on an existing site in Sonning, which was a Limited Development Location. The proposed houses were large, 5 bedroom, detached dwellings with large basements (including a games room, a cinema and plant room) and two en-suite bedrooms in the roof and each had a garage. The development would provide 15 bedrooms to replace a four bedroom house and had no regard to density and massing of the plot, change to the street scene, additional traffic and the three basements would require excessive earthworks. The site would generate additional drainage, car parking and access onto Duffield Road and the junction with Pound Lane. Mrs Engstrom said that she had been shocked when she had seen the plans, all three new dwellings would back onto her property and impact on her garden and her property. Instead of the rural leafy garden of the existing dwelling they would look out onto a 6ft fence along the entire boundary. There was also some question about the boundary. Mr Engstrom agreed and said that the applicant had sought pre-application advice from WBC for seven dwellings but it was still a question of

density given the size of the proposed dwellings. Following discussion it was agreed to object strongly to the application for the above reasons and no contribution to CIL to address the impact on facilities.

1732. CONSERVATION AREA ASSESSMENT.

There was no further update.

1733. MATTERS CONSIDERED URGENT BY THE CHAIRMAN.

There were no urgent matters.

1734 DATE OF THE OF THE NEXT MEETING. The next meeting would be held on Wednesday 18 January at 6.30pm.

Signed.....Dated.....