

**MINUTES OF THE MEETING OF SONNING PARISH COUNCIL
PLANNING COMMITTEE HELD ON TUESDAY 16 OCTOBER 2013 AT
7.00PM IN THE PAVILION, POUND LANE, SONNING.**

PRESENT: Pat Doyle (Chairman), Anthony Farnese, Sid Liddiard, Ian Runnalls, Lesley Bates (Clerk). One visitor.

APOLOGIES: There were no apologies.

AGENDA

- a) Present.
- b) Apologies for Absence
- c) Declaration of Interest
- d) Minutes of 2 September 2013 to approve.
- e) Updates.
- f) Microsoft Campus Thames Valley Park (EXT/2013/1963). Application to extend implementation date of planning consent EXT/2010/1506 for a further 3 years. (Application to extend implementation date of planning consent VAR/2006/8527 linked to 98/68391/F for the proposed extension of time limit for commencement of development to August 2014 and proposed erection of building for B1 and ancillary use respectively.) To consider comments. (Deadline 21/10/13).
- g) The Granary Charvil Lane (F/2013/1884). Erection of a two storey side and rear extension. To consider comments. (Deadline 25/10/13)
- h) Conservation Area Assessment
- i) Any matters considered urgent by the Chairman.
- j) Date of the Next Meeting.

1209. DECLARATION OF INTEREST/DISPENSATIONS.

There were no declarations or Dispensations.

1210. MINUTES.

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

1211. UPDATES.

The Chairman said that the two major outstanding applications had both been approved. One had been on the list for four years and it would mean less work for the planning committee. Mr Runnalls asked if the Council should continue to press WBC for answers about the S106 calculations. The Chairman said that WBC had said that the final decision, to reduce the contribution to affordable housing to nil, had been made by an independent advisor and the National Planning Framework said that every development had to be financially viable. The site was being sold on and there would be no benefit to Sonning. Mr Liddiard said that the Maidenhead web site showed their S106 calculation tables but WBC did not display theirs. The Chairman said that the whole thing went wrong when WBC calculated the affordable housing element of the S106 as £160,000, which was excessive and the developers had appealed against it. Mr Liddiard said that Cllr Haines could not understand why the application had been to the planning committee when the S106 contribution had not been agreed. The Chairman said that historically the WBC planning committee would have

questioned this aspect. Mr Runnalls said that it made the words of WBC planning chairman, that the calculation process was 'robust', very hollow. Mr Liddiard said that Mr Evans had suggested that a letter should go to WBC thanking them for the meeting and asked if these questions could be raised at the same time. The Chairman said it was annoying but realistically not much could be done, the planning decision had been made and the independent advisor had determined the contribution to affordable housing as nil. Mr Liddiard said it would be worth asking for a written explanation as residents would be bewildered at the decision, especially as the site was now selling for over £1M. Mr Liddiard and Mr Runnalls agreed to draft a letter to WBC together with Mr Evans.

The Chairman said that Enforcement had been called in over a dispute involving the cutting of a boundary hedge in Pound Lane. WBC Trees and Landscape had said that the regulations had changed in Conservation Area since the neighbour had been informed that it was correct to cut branches overhanging his property and he should have given notification to them prior to cutting but had he applied however the Tree Department would have given consent as the work that had been carried out was well within the regulations.

The application for the defibrillator had been approved but Michael Lee had informed the Clerk that advertisement consent was required for a K6 Telephone kiosk.

The Chairman said that WBC had not adopted Supplementary Policies but were using TB06 Development in Private Residential Gardens which stated that *'The Council will resist inappropriate development of residential gardens where development would cause harm to*

the local area but Planning permission would be given where certain criteria were met'.

The Chairman referred to the summary of the new regulations that Claire Lawrence had sent out. It was useful but didn't explain everything. There were also policies on traveller sites.

The Chairman said that Highways would decide where the 'School' sign should be relocated from outside the Fire Station. The Chairman would ask a question about this at the next major Projects meeting. Mr Liddiard said that Highways had been discussing this for a year but had still not reached a decision.

1212. MICROSOFT (EXT/2013/1963).

The Chairman said that this was to extend the period in which to start work. Following discussion it was agreed to say no comment.

1213. THE GRANARY (F/2013/1884)

A previous application had been approved. The new design was more conservative and it sat well into the site. Following discussion it was agreed to say no comment.

1214. CONSERVATION AREA ASSESSMENT

The Chairman said that he had asked Mr Hart what the Society were intending to do. It was agreed that the Chairman should speak to Tony Thorpe for his view.

1215 MATTERS CONSIDERED URGENT BY THE CHAIRMAN.

Mr Runnalls said that some drivers were coming through Sonning before rush hour to avoid it. The Chairman said that generally the traffic was lighter in Sonning despite the closure of Whitchurch Bridge. Mr Liddiard said that there was less traffic as the recent delivery of building materials in Pound Lane had not caused as many problems as on previous occasions. The Chairman said that the total closure of Pound Lane would cause problems although there would be access to properties. Mr Runnalls said that there would be difficulties outside the School, parents parking in Pound Lane already created gridlock.

1216 DATE OF THE OF THE NEXT MEETING. The next meeting would be held on Monday
4 November 2013 at 7.00pm.

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