



SPEEN PARISH COUNCIL		
MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON 25th September 2017 HELD AT SPEEN PAVILION STARTING AT 6:30pm		
PRESENT	Councillors	Cllrs A Booth (Chair), Cllr Larkins, Cllr Amirtharaj, Cllr Winn
	WBC Councillor	None
	Parishioners, Guests & press:	None
	CLERK	Lisa Blake

Meeting began at 6:30pm

	1. Apologies: Apologies were received from Cllr Newell Hart, Cllr Harris. Cllr Scorey, Cllr Tull
Item 2 resolved	2. Minutes: Proposal: To approve and sign the minutes of the last meeting on 29-8-17. Proposer, Cllr Booth, Seconder, Cllr Larkins. Cllr Winn and Cllr Amirtharaj abstained. All in favour, none against. To approve and sign the minutes of the last EM on 09-8-17. Approved subject to three changes in Open questions section and section 3, 4.3. Clerk to make changes. Proposer, Cllr Booth, Seconder, Cllr Larkins. All in favour, none against.
	3. Declarations of interest: To declare any financial, personal and/or prejudicial interests and their nature in relation to items on the agenda. Cllr Winn declared a potential personal and prejudicial interest in item 4.2 as land South of the property is opposite Sutton Estates lane. Cllr Winn is employed by Sutton Estates Ltd. Cllr Booth Proposed to allow Cllr Winn to remain in the meeting

4. To consider the following planning application(s):

Item	WBDC ref no.	Details	SPC Comments
4.1	17/02358/HOUSE	Removal of existing boundary fence and vegetation and erection of new garden walls, gates and railings. 87 Bath Road Speen Newbury Berkshire RG14 1RA	This property has been the subject of a previous planning application. Proposal to remove 7 trees from the garden at the property. The size of the trees was discussed. It is likely that the trees are being removed to make way for the new garden wall. No objections from. Proposer. Cllr Larkins, Seconder, Cllr Winn
4.2	17/02399/HOUSE	Proposed new access to property at the end of site opposite to Priddle Farm Hunts Green House Hunts Green Newbury Berkshire RG20 8BY	Proposal to change the existing access to the site and add additional access. Cllr Larkins questioned the reference point referring to Manual for Streets. Thought this only applied to Urban streets. The average speed figure in the planning paperwork is listed as 28mph but the actual speed limit for this road is 60mph. Questioned whether a traffic survey had been undertaken and the validity of the speed data in the Planning application.

			<p>Proposer. Cllr Booth, Seconder, Cllr Amirtharaj. All in Favour</p> <p>Comments for WBC: The speed limit on the Lambourn Valley Road is 60mph so SPC suspects the speed limit is greater than 28pm</p>
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5. To review West Berks. Case Officer's documentation & decisions received: No comments on any of the applications below

Item	WBDC ref no.	Details	Case Officer's Report	WBDC Decision
5.1	17/01645/HOUSE	New double garage for vehicle storage and garden machinery. 2 Benham Chase Stockcross Newbury Berkshire RG20 8LQ	No	Approved 30/08/2017
5.2	17/01991/CERTP	Addition of two velux windows at the rear of the property on a ground floor pitched roof. 16 Bagnor Newbury Berkshire RG20 8AQ	No	Approved 05/09/2017
5.3	17/01805/HOUSE	Two storey side and rear extension, first floor terrace at rear and car port. Wall and roof material changes. Skythorn Speen Lane Newbury Berkshire RG14 1RW	No	Approved 08/09/2017
5.4	17/02202/HOUSE	Single storey extension. 22 Speen Lane Speen Newbury Berkshire RG14 1RN	No	Approved 15/09/2017
5.5	17/01854/FULD	Residential development comprising three 4 bedroom dwellings with associated car parking, access and landscaping. Land Adjacent To The Lord Lyon Inn Stockcross Newbury Berkshire RG20 8LL	No	Approved 14/09/2017

7. Newbury Town Planning Steering committee update – Cllr Booth attended the latest meeting. There will be an update on the reports produced in this meeting, before Christmas

8. Highways matters

8.1 SID on Grove Road – Cllr Booth would like to attend this training

8.2 Overhanging branches on A4 ref number 152741. Still not removed, Clerk to chase up

9. To review any correspondence received:

9.1 Winter Road policy information has been received by WBC. This information will be discussed at the next Planning and Highways meeting.

9.2 Street lights – One of the street lights at the Ladywell requires painting. The paint has flaked off and repair work is required. Cllr Booth would like to propose that street lights are repainted at some point. The ownership of this light is not clear. Cllr Winn to check if the light is owned by Sutton Estates.

10. Any other items for consideration – None



Meeting finished at 7:10pm

Next meeting Monday 30th October SPEEN RECREATION GROUND STARTING AT 6:30pm

Signed:	Name (print):	Date:

Abbreviations:

SPC = Speen Parish Council,

WBDC = West Berkshire Council

SSDNAG: Speen Stockcross and Donnington Neighbourhood Action Group

NAG = Neighbourhood Action Group

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Page approved by (initials) & date: