

Hampstead Norreys Parish Council

Planning Committee Minutes

Minutes of the Planning Committee meeting held in the Memorial Room, Hampstead Norreys Village Hall on Thursday 27th April 2023. Commencing at 7:00 pm.

- Members Present: Councillor David Barlow, Chairman
Councillor Ros Maskell, Vice-Chairman
Councillor Fiona Bennett
Councillor Colin Layton (acting as a substitute for Councillor Caroline Herman)
Councillor Harriet McCalmont (from 7:10 pm)
- Members Absent: Councillor Caroline Herman
- Officers Present: Sarah Marshman, Clerk
- In Attendance: District Councillor Carolyne Culver
0 Members of the Public

Minutes

- PLN22/23-013 To receive apologies for absence from Members of the Planning Committee**
Apologies were received from Councillor Caroline Herman.
- PLN22/23-014 To receive any declarations of Disclosable Pecuniary Interests, Other Registerable Interests or Non-Registerable Interests and to consider any Requests for Dispensation**
No declarations of interests or requests for dispensation were made.
- PLN22/23-015 To receive questions or comments from members of the public or representations from any member who has declared an Other Registerable or Non-Registrable Interest**
No questions, comments or representations were made.
- PLN22/23-016 To approve the Minutes of the Planning Committee Meeting held on 9th December 2022**
Resolved: Members agreed the Minutes of the last meeting be accepted as a true record. The Minutes were signed by the Chairman.
- PLN22/23-017 Matters arising from the previous meeting.**
There were no matters arising.
- PLN22/23-018 To consider the following new planning applications:**
- 23/00779/FUL Land North Of M4 On East Side Of Hampstead Norreys Road, Hermitage - Change of use of land to residential Gypsy/Traveller site with 2no plots, 2no mobile homes, stables and associated fencing, hardstanding and package treatment plant.**
Resolved: To object to the application and to submit the following comments:

West Berkshire Council already has a suitable allocation for gypsy/traveller sites. Under the Council's Core Strategy Development Plan Document (2006-2026), as per policy CS7, this site is outside of the settlement boundary.

Within the Gypsy, Traveller and Travelling Showperson Accommodation Assessment 2021 Update, which feeds into the Local Plan Review 2022-2039, it is noted that this site is considered, as of April 2021, to be unauthorised and unoccupied and should therefore be deleted from the list of sites.

The site sits within the North Wessex Downs AONB. This application fails to conserve and enhance the AONB and is, therefore, inappropriate for this site.

The site is currently a greenfield site and it is, therefore, not appropriate for development due to its impact on the environment.

Access to the site is from the B4009 which has a 60mph speed limit. The B4009 is a national HGV route. The entrance to the land will now involve crossing the Eling Way, a route for pedestrians, cyclists, and horses that runs between Hampstead Norreys and Hermitage, creating safety issues.

The applicant has failed to provide an integrated water supply and drainage strategy in advance of development to ensure the provision of adequate and appropriate infrastructure for water supply and wastewater, both on and off site as per policy TS3 of the Housing Site Allocations DPD (2006-2026).

There is no mains sewerage available on this site. The socio-economic cost benefits to the local economy of having the main utilities extended to this site are far less than the gain to the wider community.

The site is immediately adjacent to the M4 leading to concerns regarding noise pollution and vehicle emission pollution affecting residents and horses/other animals on the site.

The site line north is obscured by a safety railing and we do not believe there is a 215m sight line available.

We request a full ecology survey, particularly bearing in mind the dormice that were found on the southern end of the cycle route.

There are numerous inaccuracies in the planning application submitted.

Councillor McCalmont arrived.

23/00859/HOUSE Pippins, Forge Hill, Hampstead Norreys, RG18 0TE – Single storey side and rear extension. New detached garage.

Resolved: To submit a response of no objections

There being no further business, the meeting was closed at 7:14 pm.

Chairman: _____

Date: _____