



GORING-ON-THAMES PARISH COUNCIL

Notice of a Meeting of the Planning Committee of the Goring-on-Thames Parish Council

Tuesday 23rd May 2023 at 19:30, Gardiner Pavilion

All Committee Members are summoned to a Meeting of the Planning Committee.

Members of the public and press are invited to attend all council meetings.

(Public Bodies (Admission to Meetings) Act 1960)

Prior to the start of the meeting; Questions and comments from members of the public

(limited to 10 minutes in total)

This provides an opportunity for members of the public (who are not usually permitted to speak during the meeting except by special invitation of the Chair) to participate before the start of the meeting. Members of the public may make only one address to the committee concerning topics on the agenda. No decision can be taken during this session, but the Chair may decide to refer any matters raised for further consideration.

AGENDA

1. To elect a Chairman of the Committee for the year ahead. [LGA 1972 ss15(2) and 34(2)]

2. To receive Chairman's acceptance of office [LGA 1972 s83(4)]

3. To receive apologies for absence. [LGA 1972 s85(1)]

3.1. To Record Councillor Substitutions, allowed under the Terms of Reference of this Committee.

4. Declarations of Interests [LA 2011 s31]

Member to declare any interests, including Disclosable Pecuniary Interest they may have in agenda items that accord with the requirements of the Parish Council's Code of Conduct and to consider any prior requests from members for dispensations that accord the Localism Act 2011 s33(b-e). (NB this does not preclude any later declarations)

5. To consider requests for Dispensations [LA 2011 s33]

6. To approve the minutes of previous committee meetings [LA 1972 Sch 12. Para 41(1)]

6.1. Meeting held on 02nd May 2023

7. To consider applications and approve response to planning authority.

7.1. P23/S0552/HH – 14 Wallingford Road, Goring, RG8 0AH - **AMENDED**

Convert existing built-in garage into living space, Add bay windows to front of the property on both sides. Add a rough rendered finish. Add a front porch and enlarged bathroom above. Add a side extension. Convert the loft. (As amended by plans received 2023-05-05 to alter the rear fenestration and include obscure glazed windows).

GPC Previous Response: *OBJECTS to this application. As per pre-application advice, properties in this area should remain as red brick, not be rendered, see Design Guide Policies 5.11 and 5.27. Additionally, there are no eaves on the proposed back left gable and the loft conversion is unsightly especially the part over the current flat roof, see Design Guide Policy 5.29.*



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7.2. P23/S1370/HH - Riverside Stores, Riverside Flat, High Street, Goring, RG8 9AB

Loft conversion including new dormers and internal alterations.

7.3. P23/S1585/HH - 6 Lockstile Mead, Goring, RG8 OAE

Demolition of existing conservatory. Addition of single storey side and rear extensions and new pitched roof over existing garage.

7.4. P23/S1197/HH - 76 Wallingford Road, Goring, RG8 OHN

Loft conversion to include raising the ridge and new gables with dormer extensions. Porch canopy.

7.5. P23/S0790/HH - High Gable, 72 Wallingford Road, Goring, RG8 OHN - **AMENDED**

Proposed new rear first floor balcony over existing flat roof (as amended by drwgn0 315-30-A1_3A-001C to introduce side screening panels received on 25/04/23).

GPC Previous Response: *OBJECTS - overlooking with a loss of privacy.*

7.6. P23/S1411/S73 - 21 Springhill Road, Goring, RG8 0BY

Variation of condition 2 (Approved plans) on planning application P22/S4608/FUL (Demolition of existing dwelling and election of semi detached houses).

NOTE: *this planning committee previously approved this change when it was submitted under P23/S0888/HH.*

8. To note amended applications this planning committee has not been consulted on.

8.1. P23/S0416/FUL - 5 Summerfield Rise, Goring, RG8 ODS – **AMENDED**

Erection of new single storey dwelling on land adjacent to 5 Summerfield Rise (amended plans to include proposed levels, reduce the height and pitch of the roof, small increase in footprint to meet the nationally described space standards and include additional drainage details received 27 April 2023).

GPC Response: *NO OBJECTIONS to this application and ask that the Planning Officer place a condition, to prevent permitted development in the future, which could lead to overdevelopment of the plot.*

8.2. P22/S4369/HH – Haydown, Elvendon Road, Goring, RG8 ODT – **AMENDED**

New access and drop kerb extended for existing access. (As clarified by Arboricultural Impact Assessment received 4 April 2023 and revised tree protection measures plan received 3 May 2023)

GPC Response: *NO OBJECTIONS to this application provided the tree officer receives a satisfactory arboricultural report*

9. To note planning authority decisions on applications.

9.1. P23/S1018/HH - 2 Heron Shaw, Goring, RG8 OAU – **GRANTED**

Conversion and extension of existing detached garage into habitable space for ancillary use.

GPC Response: *NO*

OBJECTIONS to this application subject to confirmation there is sufficient remaining off-road parking for this dwelling.

9.2. P23/S1521/LDP - 12 Heron Shaw, Goring, RG8 OAU - **CERTIFICATED**

Conversion of existing garage.

9.3. P23/S1031/HH - 4 Summerfield Rise, Goring, RG8 ODS – **GRANTED**

Demolition of existing side and rear single-storey extensions. Erection of replacement single-storey rear extension.

GPC Response: *NO OBJECTIONS*

9.4. P23/S0833/FUL - Gatehampton Farm, Gatehampton Road, Goring, RG8 9LU – **GRANTED**

Change of use of covered area for extension to existing dwelling.

GPC Response: *NO OBJECTIONS subject to the Planning Officer confirming this development will have no adverse impact on the Conservation Area*



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9.5. P23/S0519/HH - Cleeve Reach, Goring, RG8 0JY - **REFUSED**

Erection of new double garage. Erection of amenity room and new fencing to serve the existing tennis court.

GPC Response: NO OBJECTIONS

10. To note Discharge of Conditions (DIS), Modifications of Planning Obligations (MPO), Change of Use (N5B), Tree Preservation Orders (TPO), Screening Opinion (SCR) and Certificates of Lawful Development (LDP)

10.1. P23/S1569/DIS - Stow House, Thames Road, Goring, RG8 9AL

Discharge of conditions 3(Surface Water Drainage), 5(Works to the Highway) and 6(Landscaping (incl boundary treatment)) on application P22/S0788/FUL. (Demolition of a number of small ancillary structures and existing outbuilding and the erection of two three-bedroom semi-detached dwellings, one four-bedroom dwelling and one five-bedroom detached dwelling with associated garages, parking provision, amended access and additional landscaping).

11. To consider the Terms of Reference, and approve changes to propose to full council for inclusion.

Appendix A

12. To consider correspondence received

13. Matters for future discussion

14. To confirm the date of meetings for the coming year.

Normally 2nd and 4th Tuesday of each Month