

**MINUTES OF A MEETING OF THE PLANNING COMMITTEE
GORING ON THAMES PARISH COUNCIL
Old Jubilee Fire Station, Red Cross Road, Goring 7.30pm Tuesday 24 September 2019**

Members Present:

Chairman	Matthew Brown (MBr)
Members	Catherine Hall (CH)
	Bryan Urbick (BU)
	John Wills (JW)
	Sonia Lofthouse (SL)
	Debbie Gee (DG)
	Mary Bulmer (MBu)

Officers Present:

Assistant Clerk	Mike Ward (MW)
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Five members of the public were present at the meeting

19/90 To receive apologies for absence.

Lawrie Reavill (LR), David Brooker (DB)

19/91 To receive any declarations of interests

CH declared an interest in applications P19/S2670/HH and P19/S2920/HH.

19/92 Public Forum

Three members of the public living in the vicinity of application P19/S1853/FUL raised objections on the basis that the development was overbearing and disproportionate to the size of the plot; also that it would bring forward the property line so was out of keeping with the street scene.

19/93 To approve minutes of the meeting held on Tuesday 27 August 2019

Resolved: That the minutes be approved and signed by the Chairman.

19/94 Matters arising from those minutes not elsewhere on the agenda

None

19/95 To review the following Applications:

- 1 P19/S1853/FUL –Linwood Limetree Road Goring RG8 9EY –** Demolition of existing dwelling and the erection of a replacement dwelling with integral garage. Modification of existing access with entrance gates

BU noted that the footprint of the building would increase by 40% and it would be two storeys instead of one – resulting in a building around three times the size of the current one. It was noted that the new building would incorporate a flat roof in the middle. CH noted that without a block plan it was difficult to assess the overall impact. Despite this omission it did appear that the building was over development. The members of the public who had raised objections were urged to attend the SODC planning meeting that would have to discuss it as a result of GPC objecting to it.

Resolved: That GPC **Objects for the following reasons:** Difficult to assess without a block plan but appears to be overdevelopment which also brings forward the property line.

- 2 P19/S2670/HH – 48 Cleeve Down Goring RG8 0HA –** New open porch to front. Single storey side and rear extension.

Signed:

Dated: 24/09/2019

CH declared an interest and withdrew from the meeting during discussion of this application.
Resolved: That GPC has **No Objections**.

- 3 P19/S2779/HH – Chez Nous 40 Gatehampton Road Goring RG8 0EP** – Proposed loft conversion.
Proposed garage conversion.

Resolved: That GPC has **No objections**.

- 4 P19/S2798/HH – 8 Milldown Avenue Goring RG8 0AG** – Proposed alterations, refurbishment and extension.

Resolved: That GPC has **No Objections**.

- 5 P19/S2823/HH – 89 Wallingford Road Goring RG8 0HL** – Single storey rear extension

Resolved: That GPC has **No objections**.

- 6 P19/S2920/HH – Dorvic Fairfield Road Goring RG8 0EX** – Proposed Garden Design Studio.

CH declared an interest and withdrew from the meeting during discussion of this application.

Resolved: That GPC has **No Objections but with comments:** Condition that it must not be used as residential accommodation should be attached.

19/96 To note the following SODC Decisions:

- 1 P19/S1259/FUL – Ross Acre Goring RG8 OJY** – Erection of a detached two-storey dwelling house and a detached double garage (GPC Not discussed) **Granted**
- 2 P19/S1699/FUL – The Pavilion Thames Road Goring RG8 9AH** – Variation of conditions. (GPC No comment) **Granted**
- 3 P19/S1984/HH – Hairoun Icknield Road Goring RG8 0DG** – The erection of a hardwood Orangery at first floor level. (GPC No Objections) **Granted**
- 4 P19/S2156/HH – High Gable 72 Wallingford Road Goring RG8 0HN** – Erection of two storey front and rear side extensions and single storey rear extension. (GPC No Objections) **Granted**
- 5 P19/S2306/HH – 26 Valley Close Goring RG8 0AN** – Single storey side extension and part garage conversion to habitable space. (GPC No Objections) **Granted**

All were noted.

19/97 To note the Discharge of Conditions for the following applications:

None this month.

19/98 To note and review planning applications and decisions reported by West Berkshire Council

None this month.

19/99 Affordable Housing:

To review action from previous meeting: District Councillor Maggie Filipova-Rivers to invite an officer from SODC to meet with GPC to explain the policy.

A meeting with SODC's Silke More O'Ferrall, Infrastructure Implementation Officer, Development and Regeneration Team had been arranged for October but has had to be postponed. The Committee will be advised when a new date has been confirmed.

Signed:

Dated: 24/09/2019

19/100 To review CIL status / payments

No change this month.

19/101 Report of apparent business activity at 3 Lockstile Way Goring

To review action from previous meeting: BU/CH to arrange a meeting with the resident to see if there were any ways to minimise the impact of the delivery vehicle parking on the pavement in Lockstile Way. BU has met with the resident and the outcome has been previously circulated to members of the Committee. He has also sent this report to SODC in conjunction with enforcement notice S19/463 (below). No further action.

19/102 To note reports of action by SODC in respect of enforcement notices and consider reporting issues not already being progressed:

- 1 SE18/676 Nuns Acre Boathouse Thames Road Goring:** Without planning permission operations to construct a cesspit/septic tank adjacent to the river. Status as at 19.09.19: Site visited 01.04.19 & 24.06.19. Letter sent 26.06.19 'Negotiations ongoing' (unchanged from last month). Noted.
- 2 SE19/308 Waterfield Cottage Manor Road Goring RG8 9EN:** Without planning permission erection of a timber building. Status as at 19.09.19: Site visited 16.07.19 & 19.08.19. Letter sent 03.09.19 'Monitoring'. Noted.
- 3 SE19/454 Thames Court High Street Goring RG8 9AQ:** Without consent the display of estate agents board not conforming to class 3(A) of the Advertising Regs.. Status as at 19.09.19 'Investigation' (no change from last month). Noted.
- 4 SE19/463 3 Lockstile Way Goring RG8 0AJ:** Without planning permission the material change of use of a residential property to a mixed use comprising 1) residential; and 2) parcel delivery hub. Status as at 19.09.19; 'Investigation' (new this month). Noted.
- 5 Lloyds Bank (Fish & Chip Shop) High Street Goring RG8 9AT:** to consider reporting the possible non-discharge of a condition relating to waste disposal attached to planning application P18/S0778/FUL. **Resolved:** That the Assistant Clerk write to the owners of the Fish & Chip Shop advising them to comply. If no response received, the matter should then be drawn to the attention of SODC enforcement.

19/103 Assets of Community Value

It was noted that applications to register The Leatherne Bottel, The Catherine Wheel, The John Barleycorn and The Miller of Mansfield are still in progress. DB has drafted the application for the Leatherne Bottel which is now with BU for review.

19/104 To consider correspondence received

None received.

19/105 Matters for future discussion

None raised.

19/106 Next meeting confirmed as Tuesday 29 October 2019

The Chairman declared the meeting closed at 20.04 hrs.

Abbreviations (where used):

CIL	Community Infrastructure Levy	GPC	Goring on Thames Parish Council
NP	Neighbourhood Plan	OCC	Oxfordshire County Council
SODC	South Oxfordshire District Council		

Signed:

Dated: 24/09/2019