



GORING-ON-THAMES PARISH COUNCIL

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

Tuesday 26th November 2024 at 19.30, Council Office, Old School

Members Present:
Cllr M Stares (Chair)
Cllr J Emerson (Vice-chair)
Cllr R Williamson
Cllr B Newman
Cllr N Mallen

Officers Present:
Assistant Clerk Mr M Harper

Public and Press
Five Members of the public (MoPs).

Public Session – Prior to the Start of the Meeting.

MoP1 spoke in support of application P24/S1136/FUL. Following the Council's objection to the original application this amended application takes account of the Council's comments. In particular, the chimney and parapets have been removed and the gable ends now have overhanging eaves. The roof tiles will be slate as advised by the Planning Officer. The proximity to neighbours was acceptable and there would be no overshadowing of their property. They were prepared to negotiate an acceptable treatment of adjacent walls with their neighbours. It was noted that the Planning, Conservation and Heritage Officers considered the amended plans were acceptable.

MoPs 2 and 3 were there to support application P24/S3631/HH and would answer any question from the Committee.

MoP 4 was concerned that applications P24/S3582/LB and P24/S3584/LB were retrospective, the former for work done two years previously and the latter for ongoing work.

Meeting started 19.40

24.40.1. To receive apologies for absence and substitutions.
Apologies from Cllr Lofthouse.

24.40.2. Declarations of Interest.

24.40.2.1. To receive declarations of interest.

None.

24.40.2.2. To consider requests for dispensations.

None.



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24.40.3. To approve the minutes of previous committee meetings.

24.40.3.1. Meeting held on the 12th November 2024.

It was agreed the minutes were an accurate record of the meeting and they were duly signed.

24.40.4. To consider applications and approve response to the planning authority.

24.40.4.1. P24/S3474/OH Gatehampton Farm Gatehampton Road Goring RG8 9LU.

Increase in load upgrade from a single phase to three phase power supply.

Resolved: Unanimously resolved to submit the response: No Objection.

24.40.4.2. P24/S3545/HH 2 Reading Road Goring RG8 0ET.

Proposed ground floor rear and side extension, rear canopy, carport, floor plan redesign and all associated works.

Resolved: Unanimously resolved to submit the response: No Objection.

24.40.4.3. P24/S3631/HH 4 Valley Close Goring RG8 0AN.

Two storey rear and side extension. Replacement porch.

Resolved: Unanimously resolved to submit the response: No Objection

24.40.4.4. P24/S3584/LB Virgo Beauty High Street Goring RG8 9AR.

Like for like replacement of timber window frame, repairs to lintel and adjacent brickwork with recovered bricks to left hand window on front elevation (partly retrospective).

There was a discussion that retrospective permission was being sought for this and for P24/S3582/LB. Cllr Emerson argued that the Committee should therefore object to the two applications, Committee members felt that they had no option but to consider the applications before them on their merits. Cllr Emerson then resigned from the Committee and left the room.

Resolved: Unanimously Resolved to submit the response: No Objection, subject to the approval of the Heritage Officer, but the Council are concerned that the work had been started before listed building consent had been granted and that this undermines the principle of listed building control.

24.40.4.5. P24/S3582/LB Virgo Beauty High Street Goring RG8 9AR.

Repairs to timber window frame, lintel and adjacent brickwork with recovered bricks to right hand window on front elevation (fully retrospective for works completed in 2022).

Resolved: Unanimously Resolved to submit the response: No Objection, subject to the approval of the Heritage Officer, but the Council are concerned that the work had been started before listed building consent had been granted and that this undermines the principle of listed building control.



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24.40.4.6. P24/S3201/HH Bloomsbury Lodge Little Croft Road Goring RG8 9ER.
Erection of a single storey outbuilding.

Resolved: Unanimously resolved to submit the response: No Objection.

24.40.5. To note amendments to planning applications and approve a response to the planning authority.

24.40.5.1. P24/S1136/FUL Lime Croft Limetree Road Goring RG8 9EY.

Demolition of existing dwelling. Construction of 3-bed dwelling with associated landscaping.(as amplified by Agents comments and Sun Study received 16 July 2024 and Bat Emergence Report received 25 September 2024 & Small Sites Matrix received 8 October 2024.) (Amended plans received 15 November 2024 showing design changes which include: -removal of parapet gable ends, replaced with overhanging eaves details on both of the roofs. -removal of chimney on south-west elevation. -roof tiles to be a grey roof finish, in order to use the 'in-roof' solar panel system. -addition of first floor window on south-east elevation to landing).

Resolved: Unanimously resolved to submit the response: No Objection.

24.40.5.2. P24/S2363/FUL Land off Wallingford Road Goring RG8 OHL.

Erection of three detached houses (amended plans and supporting information to change design received 20 June 2024, and changes to layout, height, and landscaping received 13 November 2024).

No further comments on this application were invited.

24.40.6. To note planning authority decisions on applications.

The following were noted:

24.40.6.1. P24/S2479/HH Cedar Wood House Elvendon Road Goring RG8 0LP.

GRANTED

Detached oak frame 3 bay garage / carport. (As amended & amplified by information received 22 October 2024).

GPC Response: Object. The Council objected to P23/S4299/FUL noting that the proposed garage in that application was inappropriately sited and too big. Since the design and location of the garage in this application are essentially the same as before, the Council maintains its objection. The application form states that clay tiles would be used on the roof, whereas the drawing indicates natural slate, the Council's preference would be for clay tiles.

24.40.6.2. P24/S1201/HH Crossways Manor Road Goring RG8 9DT.

GRANTED

Installation of 1.85 m high timber replacement driveway gates.(as amplified by additional information received 7 November 2024).

GPC Response: No Objection.

24.40.6.3. P24/S2540/HH 1 Red Cross Road Goring RG8 9HG.

GRANTED IN PART

Erect 3 metre acoustic fencing on boundary to the railway lines. Erect 1.8 metre close board fencing with gravel board along boundary to High St. Erect 1.2 metre close board with Beech or Hornbeam hedging behind. As clarified by additional plan and photograph submitted on 1 October 2024.

GPC Response: Object but suggest that on the boundaries with the High Street and Red Cross Road a one metre fence, topped with a trellis to allow vegetation to be seen would be preferable to maintain the



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greenery typical of the conservation area. The Council has no objection to the acoustic fence nor to the widening of the drive.

24.40.6.4. P24/S2802/HH Thurle Down Bridle Way Goring RG8 OHS.

GRANTED

Replacement of existing two-bay garage, with a two-bay oak frame garage. (Renewal of app. ref. P21/S3532/HH).

GPC Response: No Objection.

24.40.6.5. P24/S3258 19 Milldown Road Goring RG8 OBA.

GRANTED

Raising of existing pitched roof to outrigger, to provide appropriate headroom to internal space. Changes to fenestration.

GPC Response: No Objection.

24.40.7. To confirm the date of the next meeting – Tuesday 10th December 2024.

Confirmed.

There being no further business to be transacted, the Chair closed the meeting at 20.10.

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