



GORING-ON-THAMES PARISH COUNCIL

Minutes of a Meeting of the Planning Committee of the Goring-on-Thames Parish Council Tuesday 16th September 2025 at 18.30, Council Office, Station Road

Members Present: Cllr J Emerson (Vice-Chair)
Cllr S Lofthouse
Cllr B Newman
Cllr N Mallen

Officers Present:
Assistant Clerk Mr M Harper

Public and Press
Two members of the public (MoPs)

Public Session – Prior to the Start of the Meeting.

The MoPs represented Daisytown and spoke in support of agenda item 4.1 (P25/S1945/PIP). This was only an application for permission in principle, further details (of design etc) and any necessary archaeological and environmental assessments would follow, as well as taking account of the implications for public rights of way, should this application be successful. They stated that the archaeology on site had already been extensively investigated over 21 years. It was not intended to exceed the heights of neighbouring buildings and views would be taken into account in a full application.

Meeting started at 18.35.

25.26.1. To receive apologies for absence and substitutions.

Cllrs M Stares, D Bermingham

25.26.2. Declarations of Interest.

25.26.2.1. To receive declarations of interest.

None.

25.26.2.2. To consider requests for dispensations.

None.

25.26.3. To approve the minutes of previous committee meetings.

25.26.3.1. Meeting held on the 26th August 2025.

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



25.26.4. To consider applications and approve a response to the planning authority.

25.19.4.1. [P25/S1945/PIP](#) Gatehampton Farm Goring RG8 9LU

The proposal is for the development of between two and four (Nos.2-4) residential dwellings.

In discussion Cllrs noted that access was via a private road and would require consent for its use. There were concerns about increasing the volume of traffic on Gatehampton road, used by walkers, riders and cyclists. There was a concern about preserving the archaeological interest of the site. Generally, in the absence of any detail, it was felt difficult to approve and it was noted that a full application would have to fulfil many requirements in respect of archaeology, biodiversity, visual impact etc.

Resolved: Unanimously resolved to submit the response: Object on the grounds that as an application for permission in principle for 2 to 4 dwellings there was insufficient detail for a decision to be made.

25.26.4.2. [P25/S2589/HH](#) 1 Fairfield Cottages Farm Road Goring RG8 0AD

Part demolition of existing dwelling. Construction of single storey rear extension.

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

25.4.3. [P25/S2198/FUL](#) Recreation Ground Upper Red Cross Road Goring RG8 9BD

Extension of the existing children's play area within the recreation ground by 4m, increasing the area from 272 sq m to 320 sq m.

This was an application by the Parish Council.

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

25.26.4.4. [P25/S2671/FUL](#) Battle Farm Elvendon Road Goring RG8 0LP

Restore and adapt the existing farm buildings on the site, converting the buildings into one 7-bedroom self-build dwelling with associated landscaping a carport and parking.

The Committee had no objection to the previous application for three dwelling units and this application (for one seven bedroom dwelling) was externally essentially the same.

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

25.26.4.5. [P25/S2591/HH](#) Temple Gardens The Bridleway Goring RG8 0JY

Demolition of front single storey extension; erection of single storey front and rear extensions; erection of detached garage.

Resolved: Resolved to submit the response: Object on the grounds that the proposed garage is disproportionate in relation to the main house and its curtilage. There is no objection to the proposed changes to the house, subject to the existing brick boundary wall on the Bridleway being retained.



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25.26.5. To consider amendments to applications and approve a response to the planning authority.

25.26.5.1. [P25/S1497/FUL](#) Little Barton Manor Road Goring RG8 9EH

The proposal seeks to convert the existing garage and its approved extensions (REF:P25/S0044/HH) into a new dwelling (as amended by drwgn0 24026-PP2013- A to alter vehicular access arrangement received on 14 August 2025).

Resolved: Unanimously resolved to submit the response: The Council maintains its previous objection.

25.26.5.2. [P24/S4058/S73](#) Land west of Wallingford Road Goring RG8 0HP

PART RETROSPECTIVE - Variation of Conditions 2 (Approved Plans), 8 (CTMP), 9 (Surface Water), 10 (Foul Water), 11 (Ground Levels), 12 (Hard Landscaping), 13 (Soft Landscaping), 14 (External Materials) and 17 (Landscape Specification) on planning application P20/S4706/FUL (Temporary planning permission for 25 years for the development and operation of a Transitional Hybrid Energy Project and associated infrastructure including access) - The main change is there will be three larger generators instead of the approved four generators. (Amended plans and information received 20 February 2025, revised drainage plan received 17 April 2025 and amended information received 29 April 2025 and 2 June 2025 and 4 August 2025). It was noted that the main difference in the amended application was an increase in the bund height.

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

25.26.6. To note planning authority decisions on applications.

The following were noted:

25.26.6.1. [P25/S1009/HH](#) 12 Summerfield Rise Goring RG8 0DS

GRANTED

Erection of single-storey rear extension, roof extension with dormer window to rear and front and roof lights to all sides, porch extension with projecting canopy and 20 solar panels to rear and side elevations and removal of chimney. As amended by revised plans submitted 15 July 2025.

GPC Response: No Objection to the revised application.

25.26.6.2. [P25/S2146/HH](#) 4 Red Cross Road Goring RG8 9HG

GRANTED

Single storey side extension and alterations to front elevation.

GPC Response: No Objection.

25.26.6.3. [P25/S2148/HH](#) 2 Lycroft Close Goring RG8 0AT

GRANTED

Garage conversion with new part flat part pitched roof, front porch extension and the addition of a new store room.

GPC Response: No Objection.

25.26.6.4. [P25/S0352/FUL](#) Land to the rear of 3 & 4 Summerfield Rise Goring RG8 0DS

GRANTED

Erection of two 3-bedroom dwellings (Amended drainage and ecology information received 11 June 2025 and 26 June 2025 and additional information received 16 and 22 July 2025 and 15 August 2025).

GPC Response: No further comments.



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25.26.7. To note planning appeals.

The following was noted.

25.26.7.1. [P25/S176/HH](#) 14 Wallingford Road Goring RG8 0AH

Erection of a double garage.

25.26.8. To note planning applications withdrawn.

The following was noted.

25.26.8.1. [P25/S1973/FUL](#) Knightstone Station Road Goring RG8 9HA

Extensions and alterations including raising the roof to existing dwelling to create two 3-bed (plus study) semi detached units.

25.26.9. To agree a response to the Review of the Goring-on-Thames Conservation Area Appraisal.

To respond the Parish Council warmly welcomes the Conservation Area Appraisal.

25.26.10. To confirm the date of the next meeting – Tuesday 7th October at 18.30.

Confirmed.

There being no further business to be transacted, the Chair closed the meeting at 19.15