

TWYFORD PARISH COUNCIL

Minutes of a meeting of the Planning and Amenities Committee held at Loddon Hall, Twyford on Tuesday 3rd January 2017 at 7:45pm.

Present: Mrs B Ditcham (Chair), Messrs J Bowley, R Mantel, R Morris, C Smith & C Wickenden.

In attendance: Mr M Bray & 3 members of the public (residents of Kibblewhite Crescent).

1. **Public Questions** – Residents of Kibblewhite Crescent expressed their objections to plans 163143 1, Kibblewhite Crescent. The application was due to be considered by the Council at the January meeting however the planning officer declined the application. Residents were concerned the applicants may appeal or submit further applications. Resident Mr Dobson was particularly concerned because he lives opposite and has retained a strip of land at the side of 1, Kibblewhite. It was agreed that the clerk will write to WBC asking for clarification/acknowledgement that Mr Dobson owns this strip of land. Previously the applicants have tried to install a dropped kerb and Mr Dobson spoke to WBC highways and stopped this.
2. **Apologies** – Mr J Jarvis.
3. **Declaration of interest in items on the agenda** – none.
4. **Minutes of the meeting held on 1st December 2016.** Proposed by Mr C Wickenden, seconded Mr R Morris, motion carried nem con.
5. **Matters arising and action points**
 - 5.1 Executive Member Mark Ashwell to be invited to the February meeting to talk about the Local Plan & sites – email 2/11/16. Mr Ashwell has confirmed he will be attending. Agreed to ask Mr Ashwell about what action WBC will take with the Green Belt report and also about the sequencing of Local Plan site numbers (there was concern about the missing numbers - are there sites that the Council are not aware of?). Email 05.01.2017.
 - 5.2 (9.3) Noticeboard – agreed for the Clerk to ask permission to move the noticeboard onto the wall of Apsley House. Clerk to obtain a quote to have the noticeboard moved and the Waitrose wall made good.
 - 5.3 GWR Meeting - Agreed for the clerk to write thanking Tom Pierpoint and Matthew Golton for attending and to ask if they have investigated the land behind Hurst Road. Agreed to keep the lines of communication open. Email 03.11.16 and followed up 03.01.17.
 - 5.4 Councillor correspondence – disruption by Waitrose lorries. Mrs T Ramsden reported disruption on Saturday 22nd when a Waitrose lorry could not get into the loading bay and consequently blocked the entrance to Waitrose. The HGV leaving then went through the traffic lights. Agreed to ask Waitrose what went wrong on this occasion. Waitrose have referred the query to their distribution department for a response.
 - 5.5 The clerk reported that signage for the defibrillators had been purchased at a cost of £58.04. Noted.
 - 5.6 The Golden Jubilee clock is due to be repaired and serviced on 30th January subject to confirmation that access can be gained. A previous call out was unsuccessful due to the weather and the engineers were unable to open the clock up for fear of causing water damage. Access to the flat above Costa needs to be arranged several weeks in advance.
 - 5.7 The adopt a street chocolates amounted to £170.10 less £31.50 to be covered by Ruscombe Parish Council.
- 6.0 **Budgets** It was agreed to include £3000 for the gateway sign project. The Planning and Amenities total budget for 2017/18 was agreed at £12,205.
- 7.0 **Planning Matters**
 - 7.1 **Current List**

- 162913 7, Willow Drive (revised/additional details – extension to deadline approved) – no comment
- 163143 1, Kibblewhite crescent (decision made)
- 163181 Loddon Pk Farmhouse (extension to deadline approved) – no comment
- 163296 10, Verey Close – no comment
- 163321 30, Wargrave Road – the committee requested that the hedge be maintained in order to screen the garage. They commented that the incorrect neighbour consultation map was displayed on the WBC website.
- 163328 32, Cotterell Gardens – no comment
- 163344 80, Broad Hinton (Certificate of Lawfulness)
- 163382 8, Amberley Drive – no comment
- 163412 2, Greenfinch Drive – no comment
- 163429 9, Church Street – no comment
- 163435 24, Bolwell Close – no comment
- 163476 40, Kibblewhite Crescent – the committee expressed concern as to reducing the drive space. This is a narrow road on an incline.
- 163482 13, Hurst Road – no comment

7.1.1 Householder Prior Notification – none

7.2 **Notices of permission**

* denotes applications that the Council has previously commented on.

- 162116 49, London Road
- 162546 4, Byron Road
- 162689 24, Colleton Drive – certificate of Lawful Development
- 162810 36, Broadwater Road
- *162837 The Duke of Wellington (Smoking shelter)

Council comments:

The Council question ownership of the land being used for the new entrance. They also expressed concern as to the safety and visibility of cars pulling out on the bend. The proximity of the car park to housing is unneighbourly and the increased seating on the decking could increase noise.

- 162883 18, Malvern Way

*162887 Waitrose Ltd

Council comments:

- 1) The loss of recycling and the impact on amenity.
- 2) The seating area is a large space and encroaches on the public walkway.
- 3) The loss of public car parking.
- 4) The refreshment area in the car park – health and safety concerns.

The committee welcome the improved access in and out of the car park.

- 163169 19, Springfield Park
- 163197 123, Broad Hinton
- 163209 35, Paddock Heights

7.3 **Notices of Refusal**

*162886 26 Wargrave Road

Council comments:

- 1) The area of land will not sustain 2 properties.
- 2) The plans show insufficient gardens – there should be 20 ft at least.
- 3) Concerns over density / over development.
- 4) The plans are unneighbourly and would result in a loss of amenity to existing properties.

*163045 20, Wensley Close

- 1) The committee object due to the intrusion of light, plans are un-neighbourly and have a massing effect.

163143 1, Kibblewhite Crescent

7.4 **Other planning matters**

7.4.1 Local Plan Site Assessment – discussion took place on the sites. Concerns over flooding, air quality and infrastructure were discussed. The clerk will draft responses for each of the sites and Mrs Ditcham will finalise them before the meeting on Thursday. A meeting has been arranged for the Northern Parishes and it was agreed that they will share concerns, share engagement forms and agree a joint letter to be sent to Wokingham Borough Council. Agreed that Mr Mantel, Mr Boniface and Mr Smith will attend the meeting.

7.4.2 TPO 163188 25, Springfield Park – refused consent for works. Noted.

8. Footway Lighting

8.1 Repair and fault report

Parish:

- 174 Wessex Gardens
- 159 Winchcombe Road

WBC:

- 27 Waltham Road
- 42 Hurst Road

9. General Amenity Matters

9.1 Bell Corner – advertising on bollards. Matter resolved.

9.2 Website update - Mr Bowley has been advising on the website backup. He explained that it would not be prudent to just switch website back up provider. He will make a backup of the website. It was agreed for Mr Morris and the clerk to receive the training and then for the site to go on line.

9.3 Noticeboard – Waitrose board location. The clerk had made contact with the owners of Apsley house. The committee agreed where the noticeboard should be located. It was agreed that the clerk should contact the owners in writing requesting permission before then applying for planning consent on the listed building.

9.4 ‘No cold calling zone’ – Yewhurst & Gooch Close. Packs have been ordered for the two roads.

9.5 ‘Speedwatch’ project – no further reports.

9.6 To consider purchasing a village sign announcing that Twyford is a silver gilt winner of Thames and Chiltern in bloom [Quote of £265.33 plus installation]. An approximate cost for the installation would be £120, plus the £108 admin fee (total approx. £493.33). Agreed to refer to Parish Lands.

9.7 Twyford in Bloom – no further reports.

9.8 Twyford Together signage proposals – following discussion it was agreed that the clerk should obtain further costs of smaller gateways.

9.9 Ongoing request for Hurst Road waste bin to be re-instated. WBC have confirmed that they will not be replacing the bin. Agreed for the clerk to inform Mr and Mrs Wise who co-ordinate the ‘Adopt a Street’ volunteers.

10. Highways

10.1 Potholes update. Mr Morris reported the gravel footpath through the Verey Close park on Broad Hinton needs more hogging. Agreed for the clerk to report.

10.2 Broad Hinton commuter parking – no report.

10.3 Local Transport Plan Consultation – Mr Morris agreed to complete this on behalf of the committee.

10.4 Wokingham Borough Council’s 2016/17 Winter Service Plan – circulated by email. Mrs Ditcham confirmed she has checked the plan.

11. Correspondence circulated by email:

11.1 Cleaner & Greener Litter Pick 1st/2nd April 2017. Agreed that the date is flexible. Agreed to request a volunteer to co-ordinate a litter pick at the Full Council meeting.

11.2 RE3- Free Love Food Hate Waste training sessions across the re3 area. Noted.

11.3 WBC - Streetworks Licence for 58 Hurst Road, Twyford - (S278 Highway Works). Noted.

11.4 WBC - Annual Grip cutting programme. Noted.

11.5 Goods Vehicle Operators Licence Applications. Noted.

11.6 CIL & Infrastructure information sharing between WBC & Parishes. Noted.

11.7 CCB-Affordable Housing – Mrs Ditcham to attend.

11.8 Major Projects meeting – minutes 22/11/16. Noted.

11.9 Wokingham Without - Community Governance and question to Borough / Parish Forum. Noted.

11.10 WBC - Temporary Prohibition of Driving Order - Stanlake Lane, Ruscombe and Twyford. Noted.

12. Date of next meeting – Tuesday 7th February 2017

The meeting closed at 09:56 pm