

PURLEY ON THAMES PARISH COUNCIL

Minutes of a meeting of the Planning Committee held on Monday 7th January 2019

Present: Mr G Rolfe (Chairman) Mrs P Beddoes Mrs S Briscoe Mrs J Langford
Mrs C Collier Mr N Haughton Mr R Farrow

In attendance: Sarah Williams, Assistant Clerk

PL19/001 APOLOGIES None

PL19/002 DECLARATIONS OF INTEREST None

PL19/003 TO RECEIVE ANY STATEMENT OR QUESTIONS FROM THE PUBLIC

One member of the public attended the meeting. He had previously submitted the following statement which Mr Rolfe read out to those present.

“Upon reading the current planning application 18/03195/FULMAJ submitted to WBS by Springs Farm I came across an email from Purley Parish Council. The email confirmed the minutes of your Planning Committee of 19th November 2018 where after consultation you gave approval to this application.

“You therefore appear to have given the green light to closing the eastern end of PURL/1/1 and the northern section of Westbury Lane.

“When you gave this approval did you take into account that closing a section of Right of Way PURL/1/1 within the parish (Section 8 of the Application Form) was a prerequisite of the application?

“The minutes produced show no details of discussion or reasoning that may have contributed to your decision. Closure of a public Right of Way can be expected to be controversial within the parish, it is after all an amenity used by many parishioners.

“Bearing this in mind would you care to clarify the position of the Parish Council please? I reserve the right to publish your reply if appropriate.”

It was explained that changes to footpaths are not decided by the Planning committee, although they were taken into consideration when making comments. Section 8 of the application confirmed that “the proposals require any diversions/extinguishments and/or creation of rights of way”, but this meant only that a right of way might be affected by the application. If the planning application was allowed, a separate application would have to be made via West Berkshire Council’s Public Rights of Way, and this would be considered by the Highways and Footpaths committee.

If the footpath changes were not permitted, it was possible that the applicant might reconsider the overall planning application.

Mr Rolfe told the meeting that two appeals, references FPS/W0340/14A/5 and 6, had been allowed so there might be additional footpaths to consider in future. Purley on Thames Parish Council had not been advised of appeal decision by West Berkshire Council.

The member of the public left the meeting.

It was agreed that the following additional comments be submitted in regard to the planning application:

“Further to the Parish Council’s comments below, please note that these comments are based on the premise that no changes to existing footpaths, particularly to PURL/1/1, will result as a consequence of this planning application as such changes are managed by a Public Rights of Way Order and not the Planning process.

“If this is not the case, then we would need to OBJECT to the application as considerably more information is required regarding the applicant’s proposal for changes to existing footpaths than has been provided in the application. In addition, a much wider public consultation exercise is needed to establish the wishes of local residents prior to any changes to footpaths being agreed or implemented. This consultation is required before it will be possible to evaluate fully the impact of the proposals.

“Since our response of 20 December 2018, we have seen some evidence – which was not provided by WBC – that the appeals (FPS/W0340/14A/5 and 6) against the closure of two other footpaths have been allowed. The proposals in this planning application do not include any indication as to the forward plans for these additional footpaths.”

There had been other correspondence in regard to 18/03195/FULMAJ and it was agreed that replies confirming the situation would be sent by the Clerk.

PL19/004 MINUTES

The Minutes of the last meeting held on Monday 17th December 2018 were confirmed as a correct record and signed by the Chairman.

PL19/005 MATTERS TO REPORT FROM THE LAST MINUTES None

PL19/006 PLANNING APPLICATIONS

18/03263/HOUSE	12 Orchard Close	Demolish car port, garage, conservatory and rear extension. Construct new loft conversion with dormers to existing bungalow with single and two-storey rear extensions NO OBJECTIONS
18/02762/FULD	1103 Oxford Road	Erection of two semi-detached dwellings with associated car parking and access from Oregon Drive on land to rear of 1103 Oxford Road Not able to comment as plans not available to view online

PL19/007 WEST BERKSHIRE COUNCIL DECISIONS – NOTED

(CON – case officer notes)

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PL19/008 ANY OTHER PLANNING ISSUES TO REPORT UNDER TERMS OF REFERENCE

PL19/009 DATE OF NEXT MEETING Monday 21st January 2019 (subject to change)