

Sonning Common Parish Council

Minutes of the meeting of the PLANNING COMMITTEE held via video conference on Monday 06 July 2020 at 1900 hrs.

Due to the exceptional circumstances surrounding the Covid-19 outbreak and in line with local government policy, this meeting was conducted via video conference among committee members and a council officer.

Present: Mr Rawlins (chairman), Mr Kedge, Mr Giles, Mrs Lewis, Mr Fort, Mrs Diwell and Ros Varnes, Deputy Parish Clerk. Also present was Mrs Pearman, Chairman of the Memorial Hall Field Working Party.

P21/025 Apologies for absence: none.

P21/026 Declarations of interest: none.

P21/027 New application:

P20/S1971/HH. The proposed construction of a single-storey rear and side extension with a flat roof at 112 Kennylands Road RG4 9JR.

After discussion the committee unanimously agreed to recommend the approval of the application.

P21/028 Applications granted:

028.01/P20/S1245/HH. Permission granted retrospectively for a two-bay garage at 15 Peppard Road RG4 9SS. Noted.

028.02/P20/S0859/HH. A two-storey extension to form a new garage, habitable space and bedrooms at 6 Wychwood Close RG4 9SN. Noted.

028.03/P20/S1508/FUL. Variation of condition 2 (approved drawings) for a single-storey rear extension, new porch, garage extension and stable building at 17 Kidmore Lane RG4 9SH. Noted.

028.04/P20/S1291/HH. Single-storey front and rear extensions and associated alterations at 48 Woodlands Road RG4 9TE. Noted.

P21/029 Application refused:

P19/S4576/O. Amended hybrid planning application for the development of a continuing care retirement community care village. Full planning permission for a 'village core' with 31 assisted living units and 16 care units and ancillary care facilities, community space, gardens, green space, landscaping and car parking areas with a further 26 assisted living units in blocks B1-B4. An outline application (all matters reserved except access) for 60 assisted living units, ancillary community space, gardens, green space and landscaping and car parking areas (as amended by plans received on 27 May 2020) on land at Little Sparrows, off the Blounts Court Road.

The withdrawal of the application was noted, the quality of the SODC planning officer's report was praised and it was agreed that Mrs Varnes would write to the planning officer concerned, on behalf of the committee, to thank her for her excellent report (see letter attached).

P21/030 Application withdrawn:

P18/S3195/HH. The proposed closure of the existing access at the junction of Wood Lane and Kennylands Road and the formation of a new access onto Wood Lane with associated hard surfacing at 1 Kennylands Road RG4 9JR. Noted.

P21/031 Update on the proposed withdrawal of planning application P19/S2515/FUL for a change of use from agriculture to recreation and sport with groundworks, primary

drainage and associated landscaping at Memorial Hall Field, Reade's Lane, plus an outline of a proposed replacement application.

Mrs Pearman, Chairman of the Memorial Hall Field Working Party, outlined the plans for the proposed new access from Memorial Hall Field on to Reade's Lane (planning application P20/S0459/FUL, due to be considered at the next Planning Committee meeting) and explained why the previous groundworks application, P19/S2515/FUL, was shortly to be withdrawn. The committee congratulated Mrs Pearman and the Memorial Hall Field Working Party on the superb job they were doing.

P21/032 Update on the emerging South Oxfordshire Local Plan 2034 and the public hearing in relation to it.

Mr Rawlins informed the committee that he had submitted papers to the public hearing on the emerging South Oxfordshire Local Plan 2034, in his capacity as both an SODC district and a parish councillor, and would be making representations in person at the inquiry. Mr Rawlins was thanked for his hard work on the Local Plan submission.

P21/033 Update on progress with the revised Sonning Common Neighbourhood Plan.

Mr Fort outlined progress to date with the Sonning Common Neighbourhood Plan. Both Mr Fort and the Neighbourhood Plan Working Party were congratulated for their hard work in revising the Neighbourhood Plan.

P21/034 Matters for future agendas: Mrs Lewis drew attention to a proposal by Gladman Estates for a major new residential development at Play Hatch.

The meeting closed at 1955.

Date of next meeting: Monday 03 August 2020 at 1900.

Chairman:

Date:

SONNING COMMON PARISH COUNCIL

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Nicola Smith
Planning Officer
SODC
135 Eastern Avenue
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OX14 4SB

Monday 20 July 2020

Dear Ms Smith,

On behalf of Sonning Common Planning Committee, I am writing to thank and congratulate you on your excellent delegated officer's report supporting the refusal of planning application P19/S4576/O for a continuing care retirement community care village at Little Sparrows, off the Blounts Court Road.

At our Planning Committee meeting on 06 July 2020 members noted SODC's refusal of the application and wished me to thank you for your exemplary report in which you clearly and comprehensively outlined the reasons why Inspired Villages' proposal for this AONB site should be refused.

Thank you for the great care you took in producing such a well-constructed case against the application. Many residents were greatly concerned about the damaging impact the proposal would have had on this community and our AONB countryside.

Yours sincerely



Ros Varnes
Deputy Clerk, Sonning Common Parish Council (On behalf of the Planning Committee)

Cc Adrian Duffield and Paula Fox, SODC Planning Services