

Notice of Meeting

District Planning Committee

Tuesday, 30th August, 2016 at 6.30 pm

**in the Council Chamber Council Offices
Market Street Newbury**

Members Interests

Note: If you consider you may have an interest in any Planning Application included on this agenda then please seek early advice from the appropriate officers.

Date of despatch of Agenda: Friday, 19 August 2016

FURTHER INFORMATION FOR MEMBERS OF THE PUBLIC

Plans relating to the Planning Applications to be considered at the meeting can be viewed in the Council Chamber, Market Street, Newbury between 5.30pm and 6.30pm on the day of the meeting.

No new information may be produced to Committee on the night (this does not prevent applicants or objectors raising new points verbally). If objectors or applicants wish to introduce new additional material they must provide such material to planning officers at least 5 clear working days before the meeting (in line with the Local Authorities (Access to Meetings and Documents) (Period of Notice) (England) Order 2002).

For further information about this Agenda, or to inspect any background documents referred to in Part I reports, please contact the Planning Team on (01635) 519148

Email: planapps@westberks.gov.uk

Further information, Planning Applications and Minutes are also available on the Council's website at www.westberks.gov.uk

Any queries relating to the Committee should be directed to Linda Pye on (01635) 519052
Email: linda.pye@westberks.gov.uk



WestBerkshire
C O U N C I L

Agenda - District Planning Committee to be held on Tuesday, 30 August 2016 (continued)

- To:** Councillors Pamela Bale, Jeff Beck, Paul Bryant, Keith Chopping, Hilary Cole (Vice-Chairman), Richard Crumly, Clive Hooker, Alan Law, Alan Macro, Graham Pask, Anthony Pick and Garth Simpson
- Substitutes:** Councillors Lee Dillon, Billy Drummond, Paul Hewer, Marigold Jaques, Mollie Lock, Tim Metcalfe and Virginia von Celsing
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Agenda

Part I

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1. **Election of Chairman**
2. **Appointment of Vice-Chairman (if necessary)**
3. **Apologies**
To receive apologies for inability to attend the meeting (if any).
4. **Minutes** 7 - 16
To approve as a correct record the Minutes of the meeting of this Committee held on 27th July 2016.
5. **Declarations of Interest**
To remind Members of the need to record the existence and nature of any Personal, Disclosable Pecuniary or other interests in items on the agenda, in accordance with the Members' [Code of Conduct](#).
6. **Schedule of Planning Applications**
(Note: The Chairman, with the consent of the Committee, reserves the right to alter the order of business on this agenda based on public interest and participation in individual applications).



- (1) **Application No. & Parish: 16/01034/OUTMAJ Land Opposite Hall Place Farm Stables, Sulham Hill, Tilehurst** 17 - 82

Proposal:	Outline application for residential development for up to 39 new dwellings with all matters reserved
Location:	Land opposite Hall Place Farm Stables, Sulham Hill, Tilehurst
Applicant:	Darcliffe Homes Limited
Recommendation:	To DELEGATE to the Head of Planning & Countryside to GRANT PLANNING PERMISSION subject to the schedule of conditions (Section 8.1 of the report at Appendix 1) and the completion of a Section 106 agreement; OR If the legal agreement is not completed by the 30 th November 2016, to DELEGATE to the Head of Planning & Countryside to REFUSE PLANNING PERMISSION , for the reason set out in Section 8.2 of the report at Appendix 1 or to extend the periods for completion if it is considered expedient to do so.

- (2) **Application No. & Parish: 16/01223/OUTMAJ Land adjacent to Stonehams Farm, Dark Lane, Tilehurst** 83 - 136

Proposal:	Outline application for up to 66 residential units with access from Long Lane. Matters to be considered: Access.
Location:	Land adjacent to Stonehams Farm, Dark Lane, Tilehurst
Applicant:	Darcliffe Homes Limited
Recommendation:	To DELEGATE to the Head of Planning & Countryside to GRANT PLANNING PERMISSION subject to the schedule of conditions (Section 8.1 of the attached report at Appendix 1) and the completion of a Section 106 agreement; OR If the legal agreement is not completed by the 30 th November 2016, to DELEGATE to the Head of Planning & Countryside to REFUSE PLANNING PERMISSION , for the reason set out in Section 8.2 (of the report at Appendix 1) or to extend the periods for completion if it is considered expedient to do so.



- (3) **Application No. & Parish: 16/00657/FULEXT Land at former Travis Perkins site, Mill Lane, Newbury** 137 - 162

Proposal:	Proposed conversion of extant permission of B1[a] office use to 22 dwellings, 11 of which are to be affordable. Associated access and parking.
Location:	Land at former Travis Perkins site, Mill Lane, Newbury
Applicant:	David Wilson Homes (Southern) Limited
Recommendation:	The Western Area Planning Committee, at the meeting on 10 th August 2016, recommended that the application be approved subject to the first completion of the required s106 planning obligation.

- (4) **Application No. & Parish: 16/00971/OUTD Delamere Stables, Baydon Road, Lambourn** 163 - 192

Proposal:	Outline application for demolition of existing dwelling and erection of three dwellings. Matters to be considered – access and layout
Location:	Delamere Stables, Baydon Road, Lambourn
Applicant:	Mr. A. Hallows
Recommendation:	The Western Area Planning Committee, at its meeting on 20 th July 2016, recommended that the application be approved subject to conditions.

Items for Information

7. Plans and Drawings

Andy Day
Head of Strategic Support

If you require this information in a different format or translation, please contact Moira Fraser on telephone (01635) 519045.