

# Notice of Meeting



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## Western Area Planning Committee Wednesday, 21 July 2021 at 6.30pm in the Council Chamber Council Offices Market Street Newbury

The Council will be live streaming its meetings.

This meeting will be streamed live here: <https://www.westberks.gov.uk/westernareaplanninglive>

You can view all streamed Council meetings here:  
<https://www.westberks.gov.uk/councilmeetingslive>

If members of the public wish to attend the Planning Committee they can do so either remotely or in person. Members of the public need to notify the Planning Team ([planningcommittee@westberks.gov.uk](mailto:planningcommittee@westberks.gov.uk)) by no later than 4.00pm on Tuesday 20 July 2021, if they wish to attend the Planning Committee.

Please note that due to the current Coronavirus restrictions there is a limit on the number of people who can enter the Council Chamber. Remote attendance at the meeting is therefore encouraged at this time.

### 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: Tuesday, 13 July 2021

### Further information for members of the public

Plans and photographs relating to the Planning Applications to be considered at the meeting can be viewed by clicking on the link on the front page of the relevant report.

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: [planningcommittee@westberks.gov.uk](mailto:planningcommittee@westberks.gov.uk)



WestBerkshire  
C O U N C I L

**Agenda - Western Area Planning Committee to be held on Wednesday, 21 July 2021**  
*(continued)*

Further information, Planning Applications and Minutes are also available on the Council's website at [www.westberks.gov.uk](http://www.westberks.gov.uk)

Any queries relating to the Committee should be directed to Jenny Legge on (01635) 503043 Email: [jenny.legge@westberks.gov.uk](mailto:jenny.legge@westberks.gov.uk)



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(continued)

- To:** Councillors Adrian Abbs, Phil Barnett, Dennis Benneyworth (Chairman), Jeff Cant, Hilary Cole, Carolyn Culver, Clive Hooker, Tony Vickers (Vice-Chairman) and Howard Woollaston
- Substitutes:** Councillors Jeff Beck, Lynne Doherty, David Marsh, Steve Masters, Andy Moore, Erik Pattenden and Martha Vickers
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# Agenda

## Part I

Page No.

- 1. Apologies**  
To receive apologies for inability to attend the meeting (if any).
- 2. Minutes** 7 - 22  
To approve as a correct record the Minutes of the meeting of this Committee held on 9 June 2021. Minutes for the meeting held on 30 June 2021 will be available for the next meeting of the Western Area Planning Committee.
- 3. Declarations of Interest**  
To remind Members of the need to record the existence and nature of any personal, disclosable pecuniary or other registrable interests in items on the agenda, in accordance with the Members' [Code of Conduct](#).
- 4. 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).*



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- (1) **Application No. and Parish: 20/02402/REG3, Newbury Football Club, Faraday Road, Newbury** 23 - 62
- Proposal:** Creation of open space for public recreation including demolition of former football ground clubhouse; delivery of new parking spaces and erection of timber bollards and new fencing generally.
- Location:** Newbury Football Club, Faraday Road, Newbury, RG14 2AD.
- Applicant:** West Berkshire Council
- Recommendation:** To **DELEGATE** to the Head of Development and Planning to **GRANT PLANNING PERMISSION** subject to the schedule of conditions (Section 8.2 of the report)
- AND
- Subject to a referral to the National Planning Casework Unit as the Local Planning Authority is minded to grant planning permission for an application on land owned by the Council, despite receiving an objection from Sport England.
- (2) **Application No. and Parish: 21/00429/HOUSE, White Lodge, Donnington Grove, Shaw Cum Donnington** 63 - 84
- Proposal:** Two storey rear extension and external alterations to existing dwelling, following demolition of existing outbuildings (resubmission of application 20/01193/HOUSE).
- Location:** White Lodge, Donnington Grove.
- Applicant:** Mr and Mrs Baynham
- Recommendation:** To delegate to the Head of Development and Planning to **REFUSE PLANNING PERMISSION** for the reasons listed in Section 8.
- (3) **Application No. and Parish: 21/01038/HOUSE, 1 Croft Road, Newbury, Newbury Wash Common** 85 - 104
- Proposal:** Two storey extension to the side and single storey extension to the rear.
- Location:** 1 Croft Road, Newbury.
- Applicant:** Martin Redford
- Recommendation:** To **DELEGATE** to the Head of Development and Planning to **GRANT PLANNING PERMISSION** subject to conditions.

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(continued)

- (4) **Application No. and Parish: 21/01012/FUL, Kintbury Methodist Church, Inkpen Road, Kintbury** 105 - 114
- Proposal:** Change of Use from redundant Methodist Church to residential dwelling (Use Class C3). Proposals will retain the front elevation onto Inkpen Road unchanged, with the introduction of patio doors to the rear elevation in the location of the existing kitchen window. Internally, the works will involve the creation of a living, kitchen dining area, separate living room, 2no. bedrooms and bathroom.
- Location:** Kintbury Methodist Church, Inkpen Road, Kintbury, Hungerford, RG17 9TU.
- Applicant:** Mr Tim Cork.
- Recommendation:** To DELEGATE to the Head of Development & Planning to **REFUSE** PLANNING PERMISSION

**Background Papers**

- (a) The West Berkshire Core Strategy 2006-2026.
- (b) The West Berkshire District Local Plan (Saved Policies September 2007), the Replacement Minerals Local Plan for Berkshire, the Waste Local Plan for Berkshire and relevant Supplementary Planning Guidance and Documents.
- (c) Any previous planning applications for the site, together with correspondence and report(s) on those applications.
- (d) The case file for the current application comprising plans, application forms, correspondence and case officer's notes.
- (e) The Human Rights Act.

**Sarah Clarke**

Service Director (Strategy and Governance)

If you require this information in a different format or translation, please contact Stephen Chard on (01635) 519462.

