

Notice of Meeting



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Western Area Planning Committee Wednesday 22 May 2024 at 6.30pm

in the Council Chamber Council Offices
Market Street Newbury

This meeting will be streamed live here: [Link to Western Area Planning Committee broadcasts](#)

You can view all streamed Council meetings here: [Link to West Berkshire Council - Public Meetings](#)

If members of the public wish to attend the meeting they can do so either remotely or in person. Members of the public who wish to attend must notify the Planning Team by no later than 4.00pm on Tuesday 21 May 2024 by emailing planningcommittee@westberks.gov.uk.

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 14 May 2024

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 or email planningcommittee@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 the Democratic Services Team by emailing executivecycle@westberks.gov.uk.



WestBerkshire
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(continued)

To: Councillors Phil Barnett (Chairman), Clive Hooker (Vice-Chairman), Adrian Abbs, Antony Amirtharaj, Paul Dick, Nigel Foot, Denise Gaines, Tony Vickers and Howard Woollaston

Substitutes: Councillors Dennis Benneyworth, Martin Colston, Carlyne Culver, Billy Drummond and Stuart Gourley

Agenda

Part I

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1. **Apologies for absence**
To receive apologies for inability to attend the meeting (if any).

2. **Minutes** 5 - 28
To approve as a correct record the Minutes of the meetings of this Committee held on 21 February 2024 and 20 March 2024 (March minutes to follow).

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).

- (1) **Application No. and Parish: 23/01361/FULMAJ - Land north of Spring Gardens, Andover Drove, Wash Water, Newbury** 29 - 60
Proposal: The installation and operation of a solar farm with ancillary equipment including inverter and substation house, security cameras, deer fence, new highway access and landscaping scheme.
Location: Land North of Spring Gardens, Andover Drove, Wash Water, Newbury
Applicant: Calleva Community Energy Ltd
Recommendation: To delegate to the Development Manager to GRANT PLANNING PERMISSION subject to conditions.



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- (2) **Application No. and Parish: 23/01577/FUL - Buildings and land to the rear of Londis Stores, High Street, Church Lane, Chieveley** 61 - 84
- Proposal:** Demolition Of Industrial Units And Pigsty, And Construction Of 4no. Residential Dwellings And Parking Provision (Pursuant To Refusal 22/00106/FULD)
- Location:** Buildings and land to the rear of Londis Stores, High Street, Church Lane, Chieveley, Newbury
- Applicant:** Chesterton Commercial Group
- Recommendation:** To delegate to the Development Manager to GRANT PLANNING PERMISSION subject to conditions and a S106 agreement
- (3) **Application No. and Parish: 23/02714/HOUSE - 10 Speen Lane, Newbury** 85 - 102
- Proposal:** Proposed two-storey side extension and single storey rear extension with associated alterations.
- Location:** 10 Speen Lane, Newbury
- Applicant:** Mr J Murray
- Recommendation:** To delegate to the Development Manager to GRANT PLANNING PERMISSION subject to conditions.

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.

Sarah Clarke
Service Director – Strategy & Governance
West Berkshire District Council



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(continued)

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