

**WESTERN AREA PLANNING COMMITTEE
ON 5 FEBRUARY 2014**

UPDATE REPORT

Item No:	(1)	Application No:	13/02707/FULD	Page No.	11 - 22
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Site: 1 Dalby Crescent, Newbury

Planning Officer Presenting: Derek Carnegie

Member Presenting: N/A

Parish Representative speaking: Mr Tony Forward

Objector(s) speaking: Mr Colin Fletcher

Support(s) speaking: N/A

Applicant/Agent speaking: Mr Mike Chidzey
Mr Tom Brockman

Ward Member(s): Councillor Swift-Hook
Councillor Drummond

Update Information:

The Highway Officer has suggested an additional condition:-

HIGH23 - Garages retained for vehicle parking

Irrespective of the provisions of The Town and Country Planning (General Permitted Development) Order 1995, the garage on the site shall not be used for any purpose other than as garage accommodation, unless permission has been granted by the Local Planning Authority as a result of an application being submitted for that purpose.

Reason: To ensure that the garage(s) is/are kept available for vehicle parking in the interest of road safety. This condition is imposed in accordance with the National Planning Policy Framework (March 2012), Policies CS13 and CS14 of the West Berkshire Core Strategy (2006-2026) and Policy TRANS1 of the West Berkshire District Local Plan 1991-2006 (Saved Policies 2007).

For ease of reference a copy of the appeal decision on the previous application is attached to the update sheet.

Correction. In line 9 of para 6.1.6 of the officers report, the reduction in height of the ridge height of Plots 3 and 4 should read 1m, not 0.5m, i.e. 8m down to 7m.

DC