

TWYFORD PARISH COUNCIL

Minutes of a meeting of the Planning and Amenities Committee held at Loddon Hall, Twyford on Tuesday 3rd May 2005 at 7.45pm.

Present: Mrs L Dane (Chairman), Messrs D Hymers, J Rowe and J. Jarvis.
In attendance: Mr J. March (Clerk) and 1 member of the public.

1. **Public Questions** – none.
2. **Apologies**- Mr R Mantel.
3. **Declarations of interest in items on the agenda** - Mr J Rowe declared an interest in the proposed Care Village development in the High St
4. **Minutes of the meeting held on 4th April 2005** – Mr J Jarvis proposed and Mr D Hymers seconded, approved unanimously.
5. **Matters arising and action points**
 - 5.1 The Clerk to write to WDC regarding unwanted signs around the village.
Completed
 - 5.2 The Clerk to send comments to WDC on Draft Scoping Report for the Sustainability Appraisal including a Strategic Environmental Assessment for the Wokingham District Council Local Development Framework. Completed
 - 5.3 The Clerk to inform WDC there are no plans to produce a Village Design Statement at present. Completed
 - 5.4 The Clerk to place the order for the additional street light in Loddon Hall Car Park and write to local residents in Sycamore Drive. Letter sent and no objections raised so order placed and work in hand.
 - 5.5 Mrs Dane to report on the Strategic Rail Authority document on the Twyford to Henley branch line at the next meeting. Mrs Dane and Mr Hymers commented on the details of the proposal. Agreed Mrs Dane drafts comments for submission by the Clerk.
 - 5.6 Mr D Hymers also commented on the Cross Rail proposal. It was agreed the Clerk to write to them raising the following points. Why have not the parish council and neighbouring councils been consulted, Why is the line being terminated at Maidenhead, What effect will it have on local services to Twyford? Please consult the parish council in future.
 - 5.7 Members to send Mrs Dane any comments on her draft report to the Annual Parish Meeting. Mr Rowe commented on the wording relating to the Care Village proposal. Agreed the wording is also to show the Council has some reservations about this proposal
6. **Planning matters**
 - 6.1 **Current List:** -
 - 6.1.1 4299 20 Coleridge Close - Object on grounds of over development of the site and it will be unneighbourly to no 21, which has a very narrow garden.
 - 6.1.2 3547 46 & 48 Wargrave Rd – no comment
 - 6.1.3 4543 187 Broad Hinton – no comment
 - 6.1.4 4486 Bridge House Nursing Home – no comment
 - 6.1.5 4503 URC Church St – no comment
 - 6.1.6 3477 Rear 6 Church St - object
Windows to existing flats on the old Post office building will be blocked up.
Adverse effect on the windows of flats in 7 High St.
Lack of amenity space for residents.
Inadequate parking for both residents and office staff

Assumptions on traffic flow are based on light use as exists and does not allow for any increase due to change of owner. It is not realistic to compare it with when the building was used as a post office.

Larger vehicles delivering to the site will be forced back into Church St, as there is no space to turn.

Over-development of the site.

6.1.7 4413 Bulldog Garage The Grove – object

Top floor does not appear to have proper windows, only roof lights.

Adverse effect on Jubilee Corner amenity area.

Adverse effect on street scene. It is in the conservation area and opposite the Almshouses.

Hanging tile finish is not appropriate, as it does not match existing buildings.

Problems with access for delivery vehicles.

No amenity space for residents.

6.1.8 4505 46 Colleton Drive – There appears to be an inconsistency in the plans as part of the double skin wall on the first floor is above a single skin wall in the garage.

If this is made double skin will the garage be wide enough for a car?

6.1.9 4292 85 Colleton Drive In the interest of neighbours the permission should be made personal to the applicant.

6.1.10 4345 8 Burton Close – object

The room over the garage should not be used as a habitable space due to lack of headroom.

Is there sufficient parking with the loss of one garage space?

The development is large compared to the size of the existing building.

6.1.11 4558 St Barts Byron Rd – no comment.

6.2 Appeals - none

6.1 Notices of permission

3991 7 Church St

4077 22 Broadwater Rd

3432 30 Hilltop Rd

4068 67 Wargrave Rd

3767 19 Amberley Drive

3794 16 Orchard Estate

3914 40 Hurst Park Rd

6.4 Notices of refusal

3824 35 Hurst Park Rd

4156 7 New Rd

4192 36 New Rd

6.5 Other planning matters: -

6.5.1 WDC Meeting of Development Control Committee 27.04.05 - noted

6.5.2 Planning applications and decisions 28.03.05 – 01.04.05 - noted

6.5.3 Planning applications and decisions 04.04.05 – 08.04.05 - noted

6.5.4 Planning applications and decisions 11.04.05 – 15.04.05 - noted

6.5.5 Planning applications and decisions 18.04.05 – 22.04.05 - noted

6.5.6 16 Brook St Twyford Conservation area – fell tree. –noted.

6.5.7 WDC Developing a Land Use Planning Strategy for Wokingham District – Options for the Statement of Community Involvement. Replies to questionnaire discussed and agreed. The Clerk to send to WDC.

6.5.8 Vicki Boyton – copy of response to WDC re. 50-52 London Rd. - noted

6.5.9 WDC Probity in Planning and Members Planning Guidance on Good Practice Details of information provided noted. Information passed to committee members to read

7. Footway Lighting

- 7.1 Repair and fault report – the following faults have been reported:
Parish – Chaseside Ave various lights out.
5 New Rd – outage.
WDC – C6 Broadwater Rd – day burner

8. General Amenity Matters:

- 8.1 Police – part funding for Police Community Support Officers. Paper detailing proposals discussed. Agreed the Clerk writes to the police acknowledging receipt of the information and stating that the council wish to wait to see the effectiveness of the first PCSO. Details of the costs will be required before this can be considered further
- 8.2 Twyford Link Minibus services. Notice given of termination of existing service on 22nd July. Investigations are continuing into the possibility of continuing a service until early September
- 8.3 Provision of Cemetery. A letter has been received from Earley Town Council asking for support in approaching WDC to ask them to provide a cemetery site for when existing sites become full. Agreed the council will support an approach. The Clerk to reply.
- 8.4 Police press release received giving details of the new Police community Support Officer for Twyford. Noted.

9. Highways

- 9.1 Potholes update
Wargrave Rd –outside the entrance to Kings Gardens. Recent repairs are poor standard and breaking up.
Middle of Wargrave Rd – opposite the entrance to Hermitage Drive. Manhole cover sinking.
- 9.2 WDC Structural Maintenance Programme for Highways 2005-6. Details noted. Agreed the Clerk writes to WDC asking them to hold discussions with the residents of Brook St about parking arrangements prior to resurfacing the footpath due to the parking problems in the road. Copy to be sent to District Councillors D Tomlin and S Conway.
- 9.3 Street naming – new development in Wargrave Rd to be numbered 103, 103A, 103B and 103C.

10. Correspondence

- 10.1 University of Reading – Museum of Rural Life- noted. The Clerk to reply
- 10.2 Smith of Derby – Jubilee Clock. – noted.
- 10.3 University of Reading – Reading Roundtable – Shaping the Future of the South East – noted.
- 10.4 Seminar on Small Towns and their Hinterland – noted.
- 10.5 Bell Cornwell Partnership – Bridge House Nursing Home. Two letters received discussed. Proposed draft of reply read to the meeting by Mrs L Dane. Agreed the Clerk sends this off
- 10.6 Campaign to Protect Rural England – request to become a member. Noted: no application to be made.
- 10.7 Theatre in the Villages - noted. Details to be passed to the village theatre group to see if it is of interest to them
- 10.8 WDC New leaflet – Services for People with Physical Disabilities and Older People in Wokingham District – noted.
- 10.9 Twyford Wargrave and District Volunteer Centre – notice of AGM – noted.
- 10.10 Thames Crossing Councils Group – possible dates of next meeting – noted

- 10.11 Proposal to celebrate Trafalgar Weekend – noted
- 10.12 Wokingham Clerk Forum – report on Wokingham District Community Strategy conference – noted. Questionnaire about parish. Agreed the Clerk completes and returns.
- 12. Twyford News** – The Spring copy has been distributed and invoices are being sent out to the advertisers.
- 13. Date of next meeting – Monday 6th June 2005**

The meeting closed at 10.10 pm