

MINUTES OF THE VIRTUAL MEETING OF SONNING PARISH COUNCIL PLANNING COMMITTEE HELD ON MONDAY 8 JULY 2020 AT 6.00PM AT VARIOUS LOCATIONS IN SONNING VIA SKYPE.

PRESENT: Mr A Farnese (Chairman), Mr T Fisher, Mr P Morrison. 1 Visitor.
Mrs L Bates (Clerk).

APOLOGIES: Apologies were received from Mrs J Harvey. The Chairman welcomed all those present.

AGENDA

- a) Present.
- b) Apologies for Absence
- c) Declaration of Interest
- d) Minutes of the Previous meeting (29 June 2020)
- e) Updates
- f) Sonning Court Thames St (201358) Householder application for the erection of a single storey detached building for purposes ancillary to the dwelling. 09/07/20
- a) Holme Park Sports Club Sonning Lane (201409) Full application for the erection of a single storey detached dwelling to include 2No rooflights and 9No photovoltaic panels following the demolition of the existing buildings including sports club changing Facilities, club bar and external store. 09/07/20
- g) Neighbourhood Plan – Any update.
- h) Any matters considered urgent by the Chairman
- i) Date of the Next Meeting.

1410. DECLARATIONS OF INTEREST. There were no declarations of Interest.

1411. MINUTES OF THE LAST MEETING

The minutes of the last meeting, having previously been circulated, were taken as read and signed by the Chairman.

14012. UPDATES. The Chairman said that the following applications had been approved: The Atrium (201262) and. Bishops Close Sonning Lane (201280). There was one new application Little Barn Holme Park Farm Lane Woodley (201207), Householder application for the proposed erection of a single storey side/rear extension plus alterations to existing single storey roof and fenestration.

1413. SONNING COURT (201358)

The Chairman outlined the details of the application, which was to build a one storey building ‘ancillary’ to the dwelling. Despite its description it appeared to be a security building in a prime spot overlooking the Thames, which meant it could be seen from the towpath. The Chairman could see no justification for such a building, which included a bedroom. Mr Fisher said that an application for guest accommodation in the same position had been approved in 2014 and the neighbour in The Atrium had objected. Mr Morrison had no objections as there were several other buildings on the large plot and the proposal would not stand out from the others. Mr Hamblin said that the Society had not objected as the proposal appeared to be replacing an old caravan, it would not be a separate residence, there was no access to the building and a similar application had been approved previously. Following discussion, it was agreed to say that SPC could find no reason to object.

1014: HOLME PARK SPORTS CLUB (201409).

The Chairman said that two previous applications for sports and physiotherapy clinics on the site had been approved but never developed. A number of reasons were sited for this and used to justify changing the derelict wooden clubhouse into a private residence. The site was in the countryside and permission for the clinics had been granted as they were sport related. The Chairman had concerns that this would set a precedence since the adjoining land, on a lease to RBCS as a sports field, was in the applicant's ownership. Mr Hamblin said that the Society had objected to the proposal on grounds that it was an erosion of a sports facility and would be come a private residence. Mr Fisher questioned if it was a change of use, as the derelict structure was still in place. The original Clinic had not been needed once the original interest had gone and the second proposal had proved to be equally unsalable. The applicant was now explaining this away and trying to convince that there was little hope of a commercial occupier. Mr Fisher read out a quote from Clare Lawrence, in which she stated that *'the benefits of the use to the community (as a sports clinic, which local sporting facilities would use) outweighed the harm caused by the proposal being located outside any settlement area'*. Mr Fisher also referred to statements in the Design and Access Statement, which tried to insinuate that SPC supported the idea of a private dwelling on the site. Following discussion it was agreed to object strongly to the proposal for the above and other reasons, including that the site represented an important green gap, limited development area, occupant would rely heavily on the use of vehicles contrary to CP6, Managing travel Demand and CP1 as it would not enhance the area.

1415: NEIGHBOURHOOD PLAN. Mr Gilmour had broken his arm on two occasions but the second break was healing well and he anticipated calling a meeting in the near future.

1416: MATTERS CONSIDERED URGENT BY THE CHAIRMAN.

The Chairman said that he would be away from 11 to the 18 July. Mr Fisher had agreed to chair the main meeting. Mr Morrison also offered his apologies as he would be away from 17 to 31 July inclusive.

1417. DATE OF THE OF THE NEXT MEETING.

The next planning meeting would be held on Monday 20 July at 6.00pm via Skype.

Signed.....Dated.....