



Stratfield Mortimer Parish Council

Minutes of the Planning Committee Meeting held in the Methodist Church Hall, 17 West End Road Mortimer, RG7 3TB on Thursday, 9th September 2021 @ 6.45pm

Present:

Councillors:

Cllr. D. Morsley (Chairman), Cllr. S. Beard, Cllr. M. Dennett, Cllr. S. Hill, Cllr. D. Ives, Cllr. C. Lewis, Cllr. A. Marsden and Cllr. J. Wells

For the Clerk:

B. O'Reilly

Public/Press:

There were no members of the public or press in attendance.

Part I

21/0024 Public Session (for agenda items only)

None.

21/0025 Apologies

Apologies were received from Mr. T. Barber (co-opted) and Mr. N. Kiley (co-opted). The Chairman noted that co-opted members would only attend in future when relevant to agenda.

21/0026 To receive any declarations of interest

None.

21/0027 Minutes of Last Meeting

The Minutes of the Planning Committee meeting held on 26th August 2021 were received and APPROVED as a true record of the meeting. The Minutes were signed in presence of the Committee.

21/0028 Items to be taken into private session

None.

21/0029 Current Projects

The Chairman proposed to discuss this agenda item after item 21.031 below and it was AGREED unanimously.

21/0030 Community Infrastructure Levy (CIL)

No updates to report at this meeting.

21/0031 Schedule of Planning Applications

To consider the following planning applications:

21/02031/HOUSE: Darley House, Loves Wood, Mortimer Common, Reading, West Berkshire RG7 2JX

First floor extension, partial garage conversion. Alterations to fenestration, exterior finishes, roof tiles and minor internal alterations.

SMPC Comments:

No objections but would have liked to see car park spaces indicated on plans to confirm the property remains within Stratfield Mortimer NDP Policy GD2 Mortimer parking standard under 9.2.2 Internal & External Access and Parking.

21/02141/HOUSE: Old Police House, The Street, Mortimer, Reading, West Berkshire, RG7 3PB

Removal of existing 1970s conservatory and erection of two storey extension to provide an increased living space and 4th bedroom. Conversion of garage into a home office and upgrade of car port.

SMPC Comments:

No objections in principal but would like confirmation that adequate parking spaces are available as per Stratfield Mortimer NDP Policy GD2 (Mortimer parking standard under 9.2.2 Internal & External Access and Parking) as number of bedrooms is being increased to four. The Committee observed that there was no orange site notice in place.

21/02180/HOUSE: Treloar, Loves Wood, Mortimer Common, Reading, West Berkshire, RG7 2JX

New side extension, adjustments to windows and doors, amendments to existing external materials.

SMPC Comments:

No objections in principal but the Committee queried the nature of the rooms at the front left of the dwelling as not labelled on the floorplan and number of car parking spaces not included on site plan (Stratfield Mortimer NDP Policy GD2 Mortimer parking standard under 9.2.2 Internal & External Access and Parking). The Committee observed that there was no orange site notice in place.

21/0029 Current Projects

To receive any updates on current projects and consider any recommendations for resolution as reported:

a. MOR006 (Land south of Tower Gardens) Planning Application

Earlier this week, T A Fisher shared information and drawings with the Parish Council for any initial comment on their forthcoming planning submission for Phase 2A of the development at MOR006 Land South of The Street, Mortimer. This comprised of 16 dwellings, Plots 29-43 and Plot 50, ten of which were affordable housing units. It was noted Phase 2B, comprising 14 units, would be submitted as a separate application. The details submitted relate to the Scale, External Appearance and Landscaping of this part of Phase 2.

The Committee raised the following points on Phase 2A which would be shared with T A Fisher:

- The proposed plans were generally as had been expected from previous information and the outline planning proposal (19/00981/OUT-MAJ).
- Concern that the affordable housing looked more distinguishable from the market properties than ideal. **It had also been expected that boundary treatments for affordable housing would be the same as market properties to make them more integrated into the overall design.**
- Information given at Phase 1 had led the council to believe that the inner roads would be totally no-tarmac and would not need to have pavements of both sides.
- Clarification on the materials to be used for the non-tarmac roadways would be appreciated.
- No garden walls indicated on the plans but were mentioned in the Landscaping Plans.
- Noted that no hedgehog gates had been included in this phase.

b. MOR006 (Land south of Tower Gardens) Biodiversity and Green Space

No updates to report at present. It was noted that there had been a resident reporting the runoff of unidentified material into the bottom of the site.

21/0032 Items for information only

- The following planning decisions were noted from West Berkshire Council:

21/01380/HOUSE: 31 Windmill Road, Mortimer, Reading, West Berkshire RG7 3RL

Demolition of an existing conservatory and the construction of a single storey rear extension.

WBC Decision: GRANTED– 1st September 2021

21/01383/HOUSE: 33 Windmill Road, Mortimer, Reading, RG7 3RL

Demolition of conservatory. Ground and first floor rear extensions.

WBC Decision: GRANTED – 1st September 2021.

- It was noted that new drawings had been submitted to West Berkshire Council for 21/000000 70 Victoria Road showing a reduced height garage and the Committee would seek confirmation on the status of the oak tree mentioned in the Tree Officer's comments as it was deemed integral to the streetscape.

21/0033 Communications

None.

21/0034 Future Agenda Items

None.

21/0035 Exclusion of Press and Public

To pass a resolution to exclude members of the press and public from the meeting at Part II, items identified at 21/028 on the Agenda, due to the confidential nature of the information being discussed.

Not required.

Close

The meeting closed at 7.24pm.

DRAFT