

**INKPEN PARISH COUNCIL
PLANNING SUB-COMMITTEE**

A meeting of the Planning Sub-Committee was held informally on Zoom on Thursday 16th December 2021 at 7pm at the Inkpen Pavilion.

9.12.21 A Scheme of Delegation was approved, which allows the Clerk to implement recommendations made by Councillors informally via a remote meeting. This is a temporary measure until the Council returns to formal in-person meetings.

Those attending the meeting were: Mrs M Marriott (Chairman), Mr M Bates, Mr S Hanna, Mr R May, Dr. Thomas & and Mrs. Keene (Parish Clerk).

1. Apologies were received from: Councillors Edwards and Jones, who were unable to attend the meeting.

2. Minutes of the previous meeting

The minutes of the previous meeting held Wednesday 24th November 2021 were recommended by Councillors to be a true record and signed by the Clerk.

3. Matters Arising: The Clerk reported: 21/02701/House Totterdown Lodge - demolition of existing single storey side extensions and rear conservatory – Application Granted by WBC Planning Dept.

4. Declarations of Interest: *To remind members of the need to record the existence & nature of any Personal, disclosable, Pecuniary or other interests on the Agenda in accordance with the Code of Conduct.*

None.

5. Planning Application:

NPPF: ‘The presumption in favour of sustainable development, does not routinely apply in protected landscapes including AONBs.

21/02892/Ful 1 Wayside, Post Office Rd. Inkpen – permission to erect an agricultural barn for storage of agricultural machinery and materials for use on the field.

Following discussion Councillors ‘recommended’: Objection (1 vote of no objection and 4 votes of objection).

Issues considered:

- a) The designation of the ‘Barn’ development could permit its future modification into a dwelling.
- b) There is no evidence of the land being used for any agricultural purposes
- c) Turning ‘paddock’ land into a residential parking area is not considered appropriate.

21/02855/Ful Leyfield, Post Office Rd. Inkpen - Replacement dwelling and associated works

Councillors ‘recommended’: No Objection (unanimous)

Issues considered:

- a) The amended planning application is reduced in size, height and scale.
- b) No objection to the use of flint on the outside of the dwelling.
- c) No exterior lighting – to preserve the amenity of the area and the dark night sky
- d) All construction vehicles must park on site and not block the main highway.
- e) No construction work at weekends and Bank Holidays – to preserve the amenity of the area

6. Items for reference & information only: – all planning applications are considered against the framework of the Local Plan and the NPPF (National Planning Policy Framework 2021)

- a) West Berkshire Core Strategy - Adoption 16th July 2012. b) Ref: National Planning Practice Guidance

Informal Meeting closed at 19.20 hrs

Signed:..... Date: