

ROTHERFIELD PEPPARD PARISH COUNCIL Planning Committee
Planning Committee Meeting Minutes held on Monday 15th May 2017 at 6:30 pm
at The Sports Pavilion, Stoke Row Road, Rotherfield Peppard,

Attendees: Cllr Berry, Cllr Wood, Cllr Ross. Clerk J.Askin

1 Public Forum: None

2 Apologies for absence: Cllr Crouch and Cllr Treacher

3 Declaration of Pecuniary Interest: None

Minutes: To review and amend if necessary the Minutes of the Planning Committee meeting of Saturday

4 25th February 2017 and approve as a true and accurate record of the meeting.

5 Planning Applications:

Reference	Application	Deadline
P17/S1491/HH	21 Hazel Grove Kingwood RG9 5NH Conversion of existing garage loft area into study	Approval Unanimous
P17/S1449/FUL	Arundel Church Lane Rotherfield Peppard RG9 5JN Erection of a 5 bay tractor shed	Objection: See appendix 1
P17/S1543/HH	12 Grange Avenue Rotherfield Peppard RG9 5JP Single storey rear garden level orangery extension.	Approval Unanimous
P17/S1610/LB	Wyfold Court 8 Lime Avenue Kingwood RG9 5WF Alterations to a chimney breast and wall	Approval Unanimous

6 Delegated responses to Planning applications:

Reference	Application	RPPC Recommendation
P17/S0625/HH	Kingwood View Colmore Lane Kingwood RG9 5LX Demolition of existing garage/store. Erection of new outbuilding and creation of new access	REFUSAL
P17/S0640/HH	Comilla Kingwood Common Kingwood RG9 5NB Demolition of existing roof structure and erection of first floor extension over the whole footprint of the existing house and new roof	REFUSAL
P17/S0757/HH	Woodlands 75 Shiplake Bottom Peppard Common RG9 5HJ Wooden garden building in rear garden - 5m long, 3.9m wide, 2.49m high	APPROVAL
P17/S1020/HH	10 Grange Avenue Rotherfield Peppard RG9 5JP Replacement entrance porch canopy	APPROVAL
P17/S1103/HH	Jersey Farmhouse Colmore Lane Kingwood RG9 5LX Revised location and reduced size for single storey oak framed triple bay outbuilding including car port and store, built to resemble traditional open fronted barn building.	APPROVAL
P17/S1190/HH	Roseleigh Blounts Court Road Peppard Common RG9 5EU Installation of detached timber garden room.	APPROVAL
P17/S1376/HH	Rock Cottage Stoke Row Road Peppard Common RG9 5JE Single storey rear orangery	APPROVAL
P17/S1465/FUL	The White House Stoke Row Road Kingwood RG9 5NG Proposed detached house (new build) on plot adjacent to The White House	REFUSAL

7 Recent Planning Decisions by SODC noted:			
<i>Reference</i>	<i>Application</i>	<i>RPPC Recommendation</i>	<i>SODC Decision</i>
P16/S4163/HH (Amended 2)	Dizeacre Stoke Row Road Peppard Common RG9 5LS Demolition of existing conservatory. Erection of single storey rear extension to kitchen and snug. New side door into boot room on north eastern elevation. Render of north western section (rear) of house. (As per amended plans received 12 February 2017). (As per amended plans received 28 February 2017)	APPROVAL	APPROVAL
P17/S0288/HH	Telscombe Wyfold Lane Peppard Common RG9 5LR Erection of two storey side extension. Garage building with accommodation in the roof. Link conservatory. Replacement porch. Single storey rear extension.	APPROVAL	APPROVAL
P17/S0394/HH	Hythe House 54 Shiplake Bottom Peppard Common RG9 5HN Single storey gable end rear kitchen extension	APPROVAL	APPROVAL
P17/S0537/HH	Kinloch Stoke Row Road Peppard Common RG9 5JD Demolition of existing triple garage, construction of new double garage, and construction of new single-storey rear extension	APPROVAL	APPROVAL
P17/S0584/HH	Cissbury House Chiltern Road Peppard Common RG9 5LP To amend planning permission P16/S2994/HH to carry roofing straight across the bay windows and porch rather than three separate roof structures. To change curved bays to square bay windows and replace existing up content windows with hardwood double glazed units. All other alterations to remain as per planning permission P16/S2994/HH.	APPROVAL	APPROVAL
P17/S0757/HH	Woodlands 75 Shiplake Bottom Peppard Common RG9 5HJ Wooden garden building in rear garden - 5m long, 3.9m wide, 2.49m high	APPROVAL	APPROVAL
P17/S1020/HH	10 Grange Avenue Rotherfield Peppard RG9 5JP Replacement entrance porch canopy	APPROVAL	APPROVAL
8 Recent Planning Appeal Decisions noted			
<i>Reference</i>	<i>Application</i>	<i>Appeal Reference</i>	<i>Deadline</i>
	None		
9 Update regarding outstanding planning enforcements, to include			
<i>Reference</i>	<i>Location / Alleged Breach</i>	<i>Status</i>	
SE17/31	Vine Lodge Peppard Hill Peppard Common RG9 5ER Without planning permission the erection of fencing not in accordance with the agreed details for P14/S3795/FUL & P15/S2338/DIS. 6 Week Target Date: 08/03/2017	Investigation	
SE17/5	Broadlands House 6 Stoke Row Road Peppard Common RG9 5EP 1. Breach of condition 7 of P15/S0024/FUL (existing access to be stopped up). 2. Alleged non compliance with approved landscape scheme P15/S2321/DIS- erection of fence instead of hedge. 6 Week Target Date: 17/02/2017	Investigation	

Appendix 1
P17/S1449/FUL – Reasons for objection

There is no justification for extending into the countryside. This development would be very visible in the countryside from various locations especially Stony Bottom, B481 and Blounts Court Road. This is contrary to section 24 in the application.

There is no design and access statement.

It is contrary to CSEN1, CSQ3, G2, G4, D1 and A1