

TWYFORD PARISH COUNCIL

Minutes of a meeting of the Planning and Amenities Committee held at Loddon Hall, Twyford on Tuesday 7th June 2022 at 7:45pm.

Present: Mrs B Ditcham (Chair), Mr R Abeywardana, Mr M Alder & Mr R Mantel.

Minutes: Mrs Lynn Povey (Assistant Clerk).

1. **Public Questions** – None.
2. **Apologies** – Mr C Wickenden, Mrs A Evans & Mr J Jarvis.
3. **Declaration of interest in items on the agenda** – None.
4. **Dispensations** – None.
5. **Minutes**
- 5.1 Minutes of the meeting held on 3rd May 2022 – Approval of the minutes as a true and accurate record. Proposed by Mr M Alder, seconded by Mrs B Ditcham, carried nem con.
6. **Appointment of Chairman.** Mrs B Ditcham was proposed by Mr R Mantel and seconded by Mr M Alder. Motion carried unanimously.
7. **Appointment of Vice Chairman.** Mr C Wickenden was proposed by Mrs B Ditcham and seconded by Mr M Alder. Motion carried unanimously.
8. **Appointment of councillors to sub committees and working groups:**
 - Neighbourhood Plan sub-committee:
Mr C Wickenden, Mrs B Ditcham, Mr R Abeywardana, Mr M Alder, Mrs E Ashley, Mr J Jarvis & Mr R Mantel.
 - Neighbourhood Plan working group:
Mr C Wickenden, Mrs B Ditcham, Mr R Abeywardana, Mr M Alder, Mrs E Ashley, Mr J Jarvis & Mr R Mantel (Non council working group members to be confirmed at the next meeting).
 - Twyford in Bloom working group:
Mrs B Ditcham & Mr M Bray (Non council working group members to be confirmed at the next meeting).
9. **Matters arising and action points.**
- 9.1 Action Planning – Councillors to consider council projects/activities for discussion at the meeting scheduled 28.06.22. The Assistant Clerk was asked to include the following topics for consideration. Any further ideas/topic points to be added directly by the Councillors:
 - Neighbourhood Plan – inc. High Street Regeneration (Pedestrianisation).
 - Twyford in Bloom.
 - Twyford Twinning.
 - Library/Community Hub – To be involved in the project & to make enquiries surrounding potential office space.
 - Climate Change – To produce a timeline & have smart targets. To investigate installing additional bottle banks in the village.
 - Build/Continue relationships with other village organisations (supporting people through hardship).
 - Continue relationships with sports clubs, promoting amenities & ensuring the recreational amenities are maintained.
 - Polling Station – To support residents currently having to travel to Hurst to vote by investigating the practicality of either reinstating the old polling station venue (Colleton School) or allow these residents to vote at Stanlake.
- 9.2 GWR Community Fund open for bidding – Application deadline 27.06.22 (circulated).
 - Mr M Alder to update & resubmit the previous application for a secure bike store at Twyford Station.
 - Assistant Clerk to ask Mr P Cassidy of Twyford Together & Twyford in Bloom Working Group to submit an application for a mural depicting the Elizabeth Line down the alleyway between Tesco & Rural Pie which will display artwork by local children within the carriage windows.
10. **Climate Change** – Item carried forward.
- 10.1 Transport.
 - * P&A looking at new permitted footpath from New Road Twyford to New Road Ruscombe. Clerk to contact the landowner to discuss the possibility of having a permitted footpath through

the suggested land.

* To consider pursuing the idea of having a railway stop (platform only) at The Piggott School. To be included in discussions with GWR.

10.2 Air Quality.

* TPC have been successful in a grant request for design consultancy to demonstrate how Twyford can become more pedestrian friendly. Village Centre Pedestrianisation discussed at regular Highways meetings with Andy Glencross, Martin Heath & Matthew Gould. (BD, CW, LP) Next meeting August 2022. Meeting notes can be found on the TPC website.

10.3 Local Plan & New Development.

* P&A Committee constantly considering climate change implications when reviewing development applications. Action ongoing.

* Neighbourhood Plan are working on appropriate policies to protect the environment. Policy Documents are available on the TPC website.

10.4 Sustainable Schools.

* Air Quality sustainable school meetings. Mrs B Ditcham & the Assistant Clerk to receive minutes and updates. Assistant Clerk to circulate minutes within the P&A Report.

10.5 Reduce & Recycle.

* Keep Britain Tidy – Spring Clean 2022 – 2nd April 2022. Feedback from the event previously given.

10.6 Meetings – Next meeting date TBC.

11. Planning Matters - Current List

11.1 221015 18 Station Road – Twyford Parish Council wish to pass no comment however kindly asks the Conservation Officer to ensure that all conservation policies are taken into consideration.

11.2 221156 21 Gooch Close – Twyford Parish Council wish to pass no comment however kindly ask for the neighbours' comments to be taken into consideration.

11.3 221279 30 Wensley Close – No comment.

11.4 221336 9 Hurst Park Road – No comment.

11.5 221340 39 Kibblewhite Crescent – Twyford Parish Council objects to this application due to the cumulative impact of additional traffic & resultant on-street parking.

11.6 221405 Land opposite 136-144 Wargrave Road – The Committee wish to raise the following objections:

* Inappropriate development on green belt.

* Overdevelopment of green space.

* Impact to the street scene.

* Proximity to the safer route to school.

* Concern regarding conflict with safe cycling route on the Wargrave Road.

11.7 221415 Ruscombe Turn, Stanlake Lane – No comment.

11.8 221420 114 Wargrave Road – No comment.

11.9 221460 1-3 Church Street – No comment.

11.10 221564 11 New Road – No comment.

12. Neighbourhood Plan

12.1 Neighbourhood Plan expenses:

12.1.1 To Note – Organisers of the Donkey Derby is providing a pitch for the use of the Neighbourhood Plan Working Group free of charge therefore, the fee of £15 approved within both the Neighbourhood Plan Sub-Committee & Planning & Amenities Meetings in May will not be paid out. Limited volunteers for the event – Cancelled by Assistant Clerk. Noted.

12.2 To consider applying for the remaining grant amount of £6000 approx. for the continuation of support from consultants O'Neill Homer and any other Neighbourhood Plan agreed expenditure. It was proposed by Mrs B Ditcham, seconded by Mr M Alder, and unanimously approved for Mr C Wickenden to apply for the remaining grant amount of £6000.

13. Footway Lighting

13.1 TPC owned streetlamp checks - Councillor Reports. Mrs B Ditcham confirmed no faults. Mr R Abeywardana assigned to the route not currently covered by a member of the P&A Committee. All remaining Councillors to provide their reports before the next meeting.

13.2 Column stress testing. Assistant Clerk obtaining a quote for the remaining 147 TPC owned Columns. The Committee were minded to wait for an update from WBC regarding taking over the responsibility of all parish/town council owned lamps before committing to the expenditure of further column stress testing. No further actions at present.

14. General Amenity Matters

- 14.1 Gateway signage – update from WBC on remaining gateway. No response received. Carried forward.
- 14.2 Air quality. Awaiting date of next meeting from WBC. Carried forward.
- 14.3 Bench & Bus Stop inventory for Twyford (CW). Carried forward.
- 14.4 GWR & Network Rail Meetings – Discussion points:
- Car Parking Provisions - Coal Yard Parking.
 - Secure Cycle Parking.
 - CCTV – Expansion of the current system.
 - Hurst Road Allotment fence.
 - Missing fencing – Alleyway from Waltham Road to Station.
 - Fencing at Stanlake.
 - Possibility of a cycle path from Twyford to Henley using the disused track alongside the local line. Entry point to this path from The Piggott School (form part of the safe route to school scheme).
 - Invitation to take part in the ‘In Bloom’ event.
 - Poor road surface and litter.
 - Landscaping.
 - Community Funding Scheme.

Item carried forward.

14.5 Bins – Reinstatement of bin next to A4 footbridge. Carried forward.

14.6 Green roof cycle shelter for Twyford. Carried forward.

15. Village Defibrillators

15.1 To consider relocating the defib device currently outside Twyford Barbers to another location within the village (Jubilee Corner?). The Committee supported the idea to relocate the device to Jubilee Corner. Costings to be investigated for discussion next month.

16. Village Maintenance

16.1 Broken fencing surrounding wildflower area outside Hurst Road Allotments. Reported to WBC (W2128783) – Awaiting repairs. Carried forward.

16.2 Broken fencing surrounding wildflower area outside Bridge House. Reported to WBC (W2236478) – Awaiting repairs. Carried forward.

17. Highways

17.1 Highways Meeting – Update on meeting held 6th May. Next meeting to be held 5th August 2022. Previous meeting notes available on Twyford Parish Website (www.twyfordparishcouncil.gov.uk). Noted.

17.2 Resident’s correspondence – Request for the foliage surrounding lamp 29 to be cut back to improve the light on the footpath for pedestrians late at night. Reported to WBC (Ref: W2236754) for inspection and any works to be carried out. Mr M Alder confirmed that the works have been done. No further actions. Noted.

17.3 Resident’s request for the foliage of the trees down the Waltham Road (Railway Bridge to Springfield Park junction) to be cut back and not overhang the pavement (photos taken). Assistant Clerk to report the issue to WBC to liaise with the residents.

17.4 Resident’s request for the foliage of the trees down the Wargrave Road to be cut back and not overhang the pavement between the Hermitage Drive junction and opposite the entrance to Lionel Court. Assistant Clerk to report the issue to WBC to liaise with the residents.

Assistant Clerk asked to obtain the letter template from WBC regarding overgrown hedges/trees etc detailing residents’ obligations to upload to the website for reference.

18. Twyford In Bloom

18.1 Twyford in Bloom Working Group Meeting – Update on meeting held 16th May. Meeting notes available on Twyford Parish Council Website (www.twyfordparishcouncil.gov.uk). Noted.

18.2 Hanging Basket Orders 2022 – Update. All orders for business premises and streetlamps have been fulfilled with the last remaining baskets being erected during the next watering session. Orders for private residences were assessed and due to health & safety implications, it was decided to provide refunds to the residents (refunds currently being processed). Noted.

Mrs B Ditcham advised the Committee of the judging dates:

- Friday 1st July – It’s Your Neighbourhood 2022 (Stanlake Meadow).

- Tuesday 5th July – Thames & Chilterns in Bloom 2022 (various locations throughout the village).

19. To Review the Planning & Amenities Report (circulated with the agenda). The report was reviewed and noted (Report can be found following item 21).

20. Correspondence circulated:

- 20.1 WBC – Wokingham Borough Council Election Results (circulated).
- 20.2 TRHA – May Newsletter (circulated).
- 20.3 WBC – Dinton Summer Races (circulated).
- 20.4 WBC - Waste service prices 2022/23 (circulated).
- 20.5 Police & Crime Bulletin April '22 - More Police. Safer Streets (circulated).
- 20.6 WBC - Saddle up in the sunshine for the chance to win prizes (circulated).
- 20.7 WBC - Get help and give your child a healthy start (circulated).
- 20.8 WBC - Making connections to overcome loneliness (circulated).
- 20.9 WBC - Visit Borough libraries to celebrate The Queen's Platinum Jubilee (circulated).
- 20.10 TRHA – TRHA Plant Sale (circulated).
- 20.11 WBC - New leader announces executive and sets out priorities (circulated).
- 20.12 WBC - Energy bill rebate payments update (circulated).
- 20.13 Network Rail - Upcoming Work - 26 May-10 June 2022 (circulated).
- 20.14 WBC - Call for all local MPs to back Wokingham Borough Council on housing numbers (circulated).

The above items of correspondence were noted.

21. Date of next meeting – Tuesday 5th July 2022.

The above meeting date was noted.

Planning & Amenities Report

Tuesday 7th June 2022

• **Notices of Permission:**

* Denotes applications that the Council has previously commented on.

- 220902 3 Station Terrace
- 220913 25 Cheriton Avenue
- 220889 34 Springfield Park
- 220571 The Piggott CofE School
- 220243 41 Brook Street
- 221033 40 Kibblewhite Crescent
- 220892 2 Ruscombe Road
- 221005 23 Heron Drive
- 220749 Stanlake Park Estate land east of Stanlake Lane

* Twyford Parish Council wish for it to be noted that they continue to support the comments made by Ruscombe Parish Council but raise concern that the polytunnel does not meet the regulation of a distance of 400 metres.

- 220708 58 Broadwater Road

* Twyford Parish Council wish to raise the following concerns:

1. Impact of the loss of light to neighbouring property number 60.
2. Possible unacceptable impact on neighbours because of the close proximity to the boundary. The Committee also wish to suggest that the screen surrounding the balcony is made of a permanent material reducing any loss of privacy issues.

• **Notices of Refusal:**

* Denotes applications that the Council has previously commented on.

- 220823 2 Paddock Heights
- 220955 The Waggon and Horses Public House, 61 High Street

TPC Comment

Twyford Parish Council's Planning & Amenities Committee wish to pass no comment providing the Conservation Officer is in agreement with the plans and suggested materials as outlined within the application.

WBC Comment

The proposed pergola and garden pods due to their un-sympathetic materials, such as polycarbonate and felt, incongruous non- traditional design, and large overall scale, would result in a dominating impact within

the setting of the Listed Building. This with the existing structures within the rear garden would cumulatively detract harmfully from the Listed Building's setting, eroding its spacious character and cluttering and detracting from the rear elevation. The proposal would therefore have a harmful impact upon the significance of the Listed Building and is contrary to Core Strategy Policy CP1 & CP3, MDD Local Plan Policy TB24 and Sections 12 and 16 of the NPPF.

➤ **220954 The Waggon and Horses Public House, 61 High Street**

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• **Notices of Appeal Decisions:**

- 212245 11 Jarvis Drive – The appeal is dismissed.

• **Other planning matters**

- Enforcement Notification from WBC (circulated).
➤ 220749 Stanlake Park Estate land east of Stanlake Lane – Revised comment for application 220749 submitted 10.05.22 following a resubmission of comments by Ruscombe Parish Council.

Original TPC Comments – 04.05.22

Twyford Parish Council's Planning & Amenities Committee wish for it to be noted that they support the comments made by Ruscombe Parish Council.

Revised TPC Comments – 10.05.22

Twyford Parish Council wish for it to be noted that they continue to support the comments made by Ruscombe Parish Council but raise concern that the polytunnel does not meet the regulation of a distance of 400 metres.

- Highfield Park, Waltham Road – TPO 1853/2022 modification.

• **Neighbourhood Plan**

- Minutes from the Working Group Meeting (09/05/22) circulated.
➤ Minutes from the Sub-Committee Meeting (07/06/22) to be circulated.
➤ Next Meetings:
 - Working Group – 04/07/22 (19:30), via Zoom.
 - Sub-Committee – 05/07/22 (19:15), Loddon Hall.

• **General Amenity Matters**

- Air Quality Steering Group 13.05.22 Minutes (circulated).

• **Twyford in Bloom**

- Lamp Column Stress Testing – Inspections carried out on 74 columns that have hanging baskets (Breakdown of column owners - 44 WBC, 29 TPC & 1 privately owned). WBC to pay costs (£975.00).

Items to be carried forward:

• **Matters arising and action points.**

- Fibre broadband roll out - Report (Assistant Clerk).

• **Footway Lighting**

- Fault Report (1New).
 - Lamp 4, Wargrave Road (**WBC** – Fault discovered during the quarterly Councillor Lamp Checks. Reported to WBC by the Assistant Clerk 10.03.22 (W2234126). Fault re-logged 26.05.22 – Awaiting repairs by SSE.
- To consider re-stencilling the lamp numbers onto each TPC owned column. WBC have provided a quote of £1912.30 for the printing and placing of the numbering stickers. Awaiting outcome of group letter from Wokingham Parishes to WBC requesting their consideration to take over the ownership of all streetlamps within the Borough before considering quote.

Meeting Closed at 21:13