



COLD ASH PARISH COUNCIL

**Parish Office
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19th October 2022

To: All Parish Councillors

Dear Sir/Madam

You are summoned to attend a Meeting of COLD ASH PARISH COUNCIL on Tuesday 25th October 2022 at 7.00pm in the Acland Hall.

Linda Randall

Yours faithfully

Linda Randall

Clerk to the Parish Council

Edge Architecture will attend the meeting and give an update on proposed development at Land at Greenbanks, The Ridge.

Public Participation – to take note of any items raised by members of the public

A G E N D A

229040 Apologies for Absence

229041 Declarations of Interest

Members will be asked to state if they have an interest in any item on the agenda.

229042 Minutes

To approve as a correct record the Minutes of the Meeting held on 11th October 2022 –
Attached

229043 Matters Arising

To raise any matters arising from the Minutes of 11th October 2022

229044 **Traffic Update**
Councillors to discuss and update issues regarding traffic within the Parish

229045 **Tree Report**
Members to discuss recent tree inspection.

229046 **Contributions to Charities**
Members to discuss recent request for contributions.

229047 **NDP Update**
Update from Steering group

2259048 **Planning Matters**

If members of the Public would like to comment on an application they should check the advice on our website:-

<https://coldashpc.org.uk/the-council/planning/>

- a) **Planning:-**
22/02407/HOUSE 8 Laud Close Newbury - *Retrospective application for erection of stepped raised terrace and trellis to rear garden area*
- b) **Decisions:-**
- c) **Appeals:-**
APP/W0340/W/22/3292211- Land at Lawrence’s Lane Adjacent to Parish
21/02112/FUL Adjacent to Parish Land at Lawrence’s Lane Thatcham **AMENDED AND ADDITIONAL SUBMISSIONS–**
Change of use to 7 no. Gypsy/Traveller pitches comprising 7 no: static caravans, 7 no: day rooms, 7 no: touring caravans, and associated works
Previous Parish Council Comments - **Objection – Unanimous**
- While this site is not within our Parish its location is immediately adjacent and our parishioners will be affected by the proposed usage.
 - We have not been able to locate the orange notice advertising the application on this site
 - We note that the application has answered ‘no’ with regards to the question whether work has already started. As we all know this is incorrect.
 - This previously rural site is close to the AONB and is outside the settlement boundary.
 - This is a quiet and narrow rural lane that is enjoyed by our parishioners for walking. This has recently been recognised by the proposal to close this lane to through traffic by certifying it as an “Active Travel” route. The proposed application and the corresponding traffic will put at risk the quiet and rural nature of this lane.
 - This narrow lane is barely wide enough for a car. As such the access is unsuitable for caravans and mobile homes/static caravans. It is also unsuitable for the refuse lorries that would need to access the site.
 - This application will change the character of this area.

- The application gives no description of the materials which were proposed to be used and have presumably been used for the day room buildings.
- There have been previous applications to change the use of this site and all have been refused.
- CAPC has great concerns about highway safety should this application be granted. The narrow lane is used by pedestrians, which has greatly increased since the Covid lockdown. The narrow nature of the lane means that there are very few places for pedestrians to stand when large vehicles are approaching.
- Destroying the countryside
- Inappropriate development (i.e. gypsy/traveller's pitches without back up facilities)
- As is widely known, the work on this site was started before permission was obtained. When this application is refused we insist that the site be returned to its previous state.
- We have concerns that the concrete hard standings will lead to water runoff into the surrounding areas.

Cllr Fenner updated the council that this was now subject to an APPEAL to the WBC / Government