

COLD ASH PARISH COUNCIL

Constituted 4 December 1894

Parish Office, Hermitage Road, Cold Ash RG18 9JH

T: 01635 860004

E: clerk@coldashpc.org.uk



COLD ASH PARISH COUNCIL

18.9.2024

To: All Members of the Council

You are summoned to attend a meeting **COLD ASH PARISH COUNCIL** on Tuesday 24th September 2024 at 7pm in the Committee Room of the Acland Hall.

Yours faithfully,



Rosie Jardine, Clerk & RFO to Cold Ash Parish Council

Public Participation

There will be 15 minutes at the beginning of the meeting to hear public questions and comments. A member of the public shall not speak for more than three minutes and a question shall not require a response at the meeting nor start a debate on the question.

A G E N D A

239533 Apologies for Absence

To receive, and consider for approval, apologies for absence and reasons given.

239534 Declarations of Interest

Members are reminded to declare any interest on any item on this agenda at this point or at any point during the meeting in accordance with Cold Ash Parish Council's Code of Conduct.

239535 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/>

Town & Country Planning Act 1990, Sch.1, para 8

A Applications

To consider and resolve a response, if appropriate, to the following applications:

BC [24/01222/FULMAJ Woodland Leaves, Cold Ash Hill](#)

Landscape, biodiversity and drainage restoration of the site (with flood risk mitigation), including restoration of historic land contours, installation of holding and wildlife ponds, demolition of current dwelling and garage and erection of replacement dwelling on existing hardstanding tennis court, restoration of coach house, and implementation of a long term environmental plan.

PM [23/02536/FULMAJ Land West Of Heath Lane and North Of, Bowling Green Road, Thatcham](#)

PROPOSAL: Section 73 - Vary condition 2 (Approved plans) of approved application 21/03154/COMIND: Construction of a detention basin with an area of 0.20 hectares and a 0.7m high earth bund to the south of the scheme. Realignment of an existing ditch for 12m into the proposed basin and installation of a bypass structure to facilitate flows in the existing watercourse downstream. A 300mm diameter pipe will convey flows from the basin during flood events to the existing ditch to the south of the scheme before out falling to the existing Thames Water sewer to the southwest. The existing ditch will be regraded from the outlet from the basin to the inlet to Thames Water sewer. The provision of a 3.0m wide access track from Bowling Green Road to serve the Scheme. Removal and deposition and levelling of soil on

adjoining land and land north of Tull Way.

9.7.2024 CAPC comment: NO OBJECTION: Cold Ash Parish Council has no objections in principle, subject to certain assurances. We request that West Berks Council ensure that the reports from Ardent are verified as both independent and accurate before acceptance by the planning officer. As we don't have the technical resources to validate the reports it is crucial that they undergo thorough fact-checking to confirm their reliability. In the letter dated January 2024 from A. W. Lees & V. J. Guy, concerns were raised about the potential negative impact on the hydrology of the basin. Although the May 10th, 2024 report from Ardent Consultant Engineers provides some reassurance, stating that both the topology and hydrology of the basin will be enhanced not impacted, we urge West Berks Council to double check that these findings are indeed accurate and independent and thus when completed this amendment does not have any negative impacts in these areas.

B **Decision Notices**

To note the following Decision Notices

24/01331/AGRIC Henwick Manor Farm, Henwick

Application to determine if prior approval is required for a proposed: An extension to the building with modern steel portable frame building that will have concrete panel walls up to 2m and box profile green cladding and fiber cement roof – NOT REQUIRED

239536 Acland Memorial Hall – washroom refurbishment funding

To consider and resolve, if appropriate, whether CAPC is satisfied that sufficient evidence, supported by a report prepared by Cllr Pete Murray in conjunction with the Acland Memorial Hall, and audit trail have been created further to the 13.8.2024 CAPC minute ref 239512 "RESOLVED to grant £10,000 subject to sight of a satisfactory budget".