



Woodley Town Council

The Oakwood Centre
Headley Road
Woodley
Berkshire RG5 4JZ
Tel: 0118 969 0356

To: **Members of the Planning Committee**

Councillors T. Barker (Chairman); S. Brindley; J. Cheng; R. Dolinski; M. Forrer;
B. Franklin; J. MacNaught; D. Mills; S. Rahmouni; M. Walker; P. Wicks; M. Willson

NOTICE IS HEREBY GIVEN that a meeting of the Planning Committee will be held at The Oakwood Centre at 7:45 pm on Tuesday 7 June 2016, at which your attendance is requested.

Deborah Mander
Town Clerk

A G E N D A

1. **APOLOGIES**

2. **COMMITTEE MEMBERSHIP**

To note that Councillor Soane has resigned from the Committee following his appointment to the Wokingham Borough Council Planning Committee. A replacement appointment to the Committee will be considered by Council on 28 June 2016.

3. **DECLARATIONS OF INTEREST**

To receive any declarations of interest from Members on agenda items.

4. **MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON 17 MAY 2016**

Page 5

To approve the minutes of the Planning Committee meeting held on 17 May 2016 and for the Chairman to sign them as a true record.

5. **CURRENT PLANNING APPLICATIONS**

To consider current planning applications and agree comments to be forwarded to the planning authority. **(Appendix 5)**

Page 15

6. **PLANNING DECISIONS**

To note information on decision notices received from the planning authority since the last meeting. **(Appendix 6)**

Page 18

7. **NEIGHBOUR CONSULTATION SCHEME**

To note application 161353

Location: 92 Reading Road, Woodley, RG5 3AD.

Proposal: Application for the prior approval of the erection of a single storey rear conservatory, which would extend beyond the rear wall of the original house by 4.25m, for which the maximum height would be 3.4m and the height of the eaves 3.1m.

To note application 161489

Location: 113 Woodlands Avenue, Woodley, RG5 3HQ.

Proposal: Application for the prior approval of the erection of a single storey rear extension, which would extend beyond the rear wall of the original house by 6.0m and 3.3m, for which the maximum height would be 2.9m and the height of the eaves 2.7m.

8. **BUDGETARY CONTROL**

To note **Report No. P 2/16.**

Page 19

9. **HIGHWAYS**

Road Works/Street Works Major Project Co-ordination meetings

To note the minutes of the Wokingham Borough Council Road Works/Street Works Major Project Co-ordination meeting held on 17 May 2016. **(Appendix 9)**

Page 20

10. **APPLICATION FOR A GOODS VEHICLE OPERATORS LICENCE:
185 VISCOUNT WAY, WOODLEY**

To note that notification has been received from Wokingham Borough Council of the following application for a Goods Vehicle Operators Licence:

Operator: Lee Marley Brickwork Ltd
Operating Centre: 185 Viscount Way, Woodley, RG5 4DZ
Authorisation: 7 vehicles, 10 trailers

Members to consider whether to raise objections to this application. Objections can only be made on environmental grounds (such as noise, fumes, pollution, vibration and visual intrusion).

11. **WOKINGHAM BOROUGH COUNCIL CONSULTATION:
HOUSING AND ECONOMIC LAND AVAILABILITY ASSESSMENT
(HELAA) METHODOLOGY**

At the Planning Committee meeting held on 17 May 2016 it was resolved that Councillor Barker would consider a response to the Wokingham Borough Council consultation on the HELAA methodology (Minute No. 13).

Members to note that a reply was subsequently sent to Wokingham Borough Council advising that the Town Council wished to make no comment on the HELAA methodology.

12. **WOKINGHAM BOROUGH COUNCIL CONSULTATION:
LAND DRAINAGE BYELAWS**

To note that Wokingham Borough Council is holding a public consultation on the proposed land drainage byelaws, which are intended to help prevent flooding across the borough, and to consider a response. Following the consultation, Wokingham Borough Council will apply to the Department for Environment, Food and Rural Affairs to approve the byelaws, which would create criminal offences that can be prosecuted in the Magistrates' Courts.

The proposed byelaws are attached at **Appendix 12**. Responses are required by 27 June 2016. Page 27

13. **CONSULTATION BY ROYAL BERKSHIRE FIRE AND RESCUE
SERVICE: RESPONSE STANDARDS**

To note that Royal Berkshire Fire and Rescue Service is running a public consultation on proposed changes to its response standards and to consider a response. The consultation document is attached at **Appendix 13**. Responses are required by 25 July 2016. Page 37

14. **WOKINGHAM BOROUGH COUNCIL'S GROUNDS MAINTENANCE
SERVICE**

To note information received from Wokingham Borough Council regarding their new Grounds Maintenance Service. (**Appendix 14**)

Page 50

15. **GRANTS**

To note that letters of thanks have been received from Citizens' Advice Wokingham, Readibus and the Lend and Play Toy Library for the grants awarded by the Town Council.

16. **ADDITIONAL ITEMS**

To consider any additional items received from Wokingham Borough Council.

17. **FUTURE AGENDA ITEMS**

To consider suggestions for future agenda items.

18. **PUBLICITY/WEBSITE**

To consider suggestions for items to be publicised.

19. **EXCLUSION OF PUBLIC AND PRESS**

To resolve that, in view of the confidential nature of the business about to be transacted in relation to legal matters, it is advisable in the public interest that the public and press are temporarily excluded and they are asked to withdraw for item 20 on the agenda.

20. **ENFORCEMENT ISSUES**

To note any enforcement issues.

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**Minutes of a Meeting of the Plans Committee held at the Oakwood Centre
on Tuesday 17 May 2016 at 7:45 pm**

Present: *Councillors: T. Barker (Chairman); S. Brindley; B. Franklin; J. MacNaught;
D. Mills; S. Rahmouni; M. Walker*

Also present: *1 member of the public*

Officer present: *L. Matthews, Committee Officer*

1. **APOLOGIES**

Apologies for absence were received from Councillors J. Cheng, R. Dolinski, M. Forrer, W. Soane and P. Wicks.

2. **DECLARATIONS OF INTEREST**

Councillor D. Mills – Prejudicial pecuniary interest: Agenda item 5, planning application 161197: 72 Reading Road, as he owns property and lives in Reading Road.
Councillor Mills took no part in the discussion or decision on this application.

3. **MINUTES OF THE PLANS COMMITTEE MEETING HELD ON 19 APRIL 2016**

RESOLVED:

- ◆ That the minutes of the Plans Committee meeting held on 19 April 2016 be approved and signed by the Chairman as a true and accurate record.

4. **MINUTES OF THE COMMUNITY SERVICES COMMITTEE MEETING HELD ON 12 APRIL 2016**

RESOLVED:

- ◆ That the minutes of the Community Services Committee meeting held on 12 April 2016 be approved and signed by the Chairman as a true and accurate record.

5. **CURRENT PLANNING APPLICATIONS**

RESOLVED:

- ◆ To forward comments to the planning authority as detailed in **Appendix A**.

6. **PLANNING DECISIONS**

RESOLVED:

- ◆ To note information on decision notices received from the planning authority since the last meeting. (**Appendix B**)

7. **NEIGHBOUR CONSULTATION SCHEME**

RESOLVED:

- ◆ To note application 161282
Location: 34 Warren Road, Woodley, RG5 3AR.
Proposal: Application for the prior approval of the erection of a single storey rear extension, which would extend beyond the rear wall of the original house by 6.0m, for which the maximum height would be 3.95m and the height of the eaves 2.5m.

8. **PLANNING APPEALS**

8.1 **RESOLVED:**

- ◆ To note that the following appeal has been lodged with the Planning Inspectorate:
Application: 160128
Location: 17 Master Close, Woodley, RG5 4UB.
Proposal: Householder application for a proposed erection of a two storey side extension to existing dwelling.

8.2 **RESOLVED:**

- ◆ To note the following appeal decision:
Application: 151160
Location: 123 Loddon Bridge Road, Woodley, RG5 4AG.
Proposal: Proposed demolition of existing bungalow and erection of detached two storey dwelling.
Decision: The appeal was dismissed.

9. **BUDGETARY CONTROL**

RESOLVED:

- ◆ To note Report No. P 1/16.

10. **HIGHWAYS**

Road Works/Street Works Major Project Co-ordination meetings

Members noted the minutes of the Wokingham Borough Council Road Works/Street Works Major Project Co-ordination meetings held on 22 March and 19 April 2016.

11. **WOKINGHAM BOROUGH COUNCIL DRAFT ECONOMIC DEVELOPMENT STRATEGY**

Members considered the Wokingham Borough Council draft economic development strategy.

RESOLVED:

- ◆ To send a "no comment" response to the informal consultation on the Wokingham Borough Council draft economic strategy.

12. **WOKINGHAM BOROUGH COUNCIL LOCAL PLAN UPDATE: RE-OPENING OF THE CALL FOR SITES**

Members noted the information given in the agenda that Wokingham Borough Council was reopening the call for sites and that this would run until 6 June 2016.

13. **WOKINGHAM BOROUGH COUNCIL CONSULTATION: HOUSING AND ECONOMIC LAND AVAILABILITY ASSESSMENT (HELAA) METHODOLOGY**

Members noted the Wokingham Borough Council consultation on the Housing and Economic Land Availability Assessment (HELAA) methodology, for which responses were required by 6 June 2016.

RESOLVED:

- ◆ That Councillor Barker would consider a response to the Wokingham Borough Council HELAA methodology consultation and would forward this to the Committee Officer before 6 June 2016.

14. **WOKINGHAM BOROUGH COUNCIL: GYPSY AND TRAVELLER LOCAL PLAN**

RESOLVED:

- ◆ To note correspondence received from Wokingham Borough Council explaining that the Gypsy and Traveller Local Plan would be incorporated into the Local Plan Update.

15. **FIRE SERVICE CONTACTS FOR PARISHES**

RESOLVED:

- ◆ To note that Wokingham Fire Station had allocated each parish a Fire Service Contact, with the aim of building a working relationship with local communities and carrying out community safety activities, and that the Fire Service Contact for Woodley was Clive Williams.

16. **PUBLICATIONS/INFORMATION**

RESOLVED:

- ◆ To note receipt of the following:
 - *Swan Lifeline Newsletter – Spring 2016*

17. **FUTURE AGENDA ITEMS**

There were no suggestions for future agenda items.

18. **PUBLICITY/WEBSITE**

There were no suggestions for items to be publicised.

19. **ENFORCEMENT ISSUES**

The Chairman informed the meeting of one ongoing enforcement matter.

The meeting closed at 9:20 pm

Chairman

Woodley Town Council

Page 1

Date :- 18/05/2016

Observations on the following Planning Applications

<u>Application No</u>	<u>Date Recd</u>	<u>Case Officer</u>	<u>Applicant Name</u>	<u>Location</u>
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Approved on the following applications;**161000**

21/04/2016	Dariusz Kusyk	Mr & Mrs McDonald	12 Lavenham Drive Lavenham Drive Woodley RG5 4PP
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Proposal : Householder application for a proposed single storey rear extension to the existing dwelling.
Observations : No objections.

161032

21/04/2016	Charlie Snell	Mr Chapman	206 Hurricane Way Hurricane Way Woodley RG5 4UH
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Proposal : Householder application for the proposed single storey rear extension, part conversion of existing garage and relocation of existing conservatory
Observations : No objections.

161053

25/04/2016	Charlie Snell	Mr & Mrs John Lee	4 Rushmere Cottages Colemans Moor Road Woodley RG5 4BZ
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Proposal : Householder application for the proposed erection of a single storey rear extension following demolition of existing conservatory, and single storey front extension to form porch.
Observations : No objections.

161058

27/04/2016	Chris Kempster	Mr Gareth Williams	3 Eastwood Road Eastwood Road Woodley RG5 3PY
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Proposal : Householder application for the proposed erection of a single storey rear extension following demolition of existing conservatory.
Observations : No objections.

161118

29/04/2016	Graham Vaughan	Unknown	Shepherds House Overbridge London Road A4 Reading RG6 1BD
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Proposal : ADJOINING PARISH CONSULTATION
 Listed building application to replace coping stones and anti-climb works to comply with electrification regulations.
Observations : No objections.

161138

04/05/2016	Charlie Snell	Mr & Mrs G Slade	8 Highcliffe Close Highcliffe Close Woodley RG5 4RE
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Proposal : Householder application for the proposed erection of a first floor front extension above existing garage.
Observations : No objections.

Date :- 18/05/2016

Observations on the following Planning Applications

<u>Application No</u>	<u>Date Recd</u>	<u>Case Officer</u>	<u>Applicant Name</u>	<u>Location</u>
161147	04/05/2016	Rosie Rogers	Mr Luke Ford	130-134 Crockhamwell Road Crockhamwell Road Woodley RG5 3JH
Proposal : Application for advertisement consent for the proposed illuminated fascia and projecting signs to front elevation.				
Observations : No objections.				
161159	04/05/2016	Dariusz Kusyk	Mr & Mrs Mansi	9 Ravensbourne Drive Ravensbourne Drive Woodley RG5 4LH
Proposal : Householder application for proposed erection of single storey side and rear extension to dwelling plus conversion of garage to habitable accommodation.				
Observations : No objections.				
161164	10/05/2016	Dariusz Kusyk	Mr & Mrs Faisal Siddiqui	11 Scott Close Scott Close Woodley RG5 4UP
Proposal : Householder application for the proposed conversion of existing garage into habitable accommodation.				
Observations : No objections.				
161169	04/05/2016	Dariusz Kusyk	Mr & Mrs Bartlett	117 Loddon Bridge Road Loddon Bridge Road Woodley RG5 4AE
Proposal : Householder application for the proposed erection of a single storey rear extension linking main house to existing garden room, following the demolition of existing conservatory.				
Observations : One letter of concern had been received for this application.				
The Committee noted the letter, but had no objections to the proposal.				
161175	04/05/2016	Stephen Thwaites	Mr M Rook	40 Mannock Way Mannock Way Woodley RG5 4XW
Proposal : Householder application for the proposed insertion of a rear facing dormer extension.				
Observations : No objections.				
161179	06/05/2016	Brett Beswetherick	Mr & Mrs B Fisher	76 Woodway Woodway Woodley RG5 3HB
Proposal : Householder application for the proposed erection of single storey side and rear extensions and single storey extension to existing garage. Insertion of roof light on side elevation.				
Observations : No objections.				

Date :- 18/05/2016

Observations on the following Planning Applications

<u>Application No</u>	<u>Date Recd</u>	<u>Case Officer</u>	<u>Applicant Name</u>	<u>Location</u>
161216	12/05/2016	Brett Beswetherick	Mrs Elizabeth Cairney	57 Western Avenue Western Avenue Woodley RG5 3BL
Proposal : Householder application for the proposed erection of a single storey rear/side extension, changes in fenestration and insertion of a ramp to the front of the dwelling.				
Observations : No objections.				
161264	12/05/2016	Daniel Ray	John Hallett Limited	86 Loddon Bridge Road Loddon Bridge Road Woodley RG5 4AN
Proposal : Full application for the proposed erection of 1No. dwelling.				
Observations : One letter of concern had been received for this application.				
The Committee noted the letter, but had no objections to the proposal.				
161270	12/05/2016	Charlie Snell	Mr & Mrs Hickmott	1 Vulcan Close Vulcan Close Woodley RG5 4XB
Proposal : Householder application for a proposed single storey front extension to form entrance porch.				
Observations : No objections.				

Date :- 18/05/2016

Observations on the following Planning Applications

<u>Application No</u>	<u>Date Recd</u>	<u>Case Officer</u>	<u>Applicant Name</u>	<u>Location</u>
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Refused on the following applications;**161073**

28/04/2016	Pooja Kumar	Forbury Group of Nurseries	71 Reading Road Reading Road Woodley RG5 3AE
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Proposal : Full application for the proposed change of use from Offices (B1) to Day Nursery (D1) and the proposed erection of a single storey rear extension.

Observations : Although the Committee was in favour of increasing nursery provision in Woodley, they felt that this was not a suitable location for a nursery and recommended that the application be refused on the following grounds:

- The parking provision on the site is not sufficient for parents to drop-off and pick-up their children as it will be needed by the nursery staff.
- The double yellow lines along the road outside this property mean that parents will not be able to park close to the site and any parents stopping on the yellow lines will cause congestion on this very busy road.
- The proximity of the roundabout will make it difficult to cross the road safely with young children if parents park in Western Avenue or at the entrance to Woodford Park.
- The bus service is infrequent and unlikely to be used by parents dropping-off and picking-up their children.

161201

04/05/2016	Mark Croucher	Mr & Mrs Imran Shafi	5 Corbett Gardens Corbett Gardens Woodley RG5 4JY
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Proposal : Householder application for the proposed erection of a part single storey part first floor side extension to include the conversion of existing garage to habitable accommodation and rear Juliet balcony.

Observations : The Committee noted the amendments to the previous application for this property, but recommended refusal on the following grounds:

- This is a large extension and is not subservient to the existing property.
- The proposed 2 parking spaces are insufficient for a 5 bedroom house.

161243

10/05/2016	Daniel Ray	John Hallett Limited	86 Loddon Bridge Road Loddon Bridge Road Woodley RG5 4AN
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Proposal : Full planning application for the proposed change of use and alterations to provide two bedroom flat dwelling.

Observations : The Committee recommended refusal of this application as the drawings were unclear and the proposed alterations did not seem to be shown.

Date :- 18/05/2016

Observations on the following Planning Applications

<u>Application No</u>	<u>Date Recd</u>	<u>Case Officer</u>	<u>Applicant Name</u>	<u>Location</u>
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Concerns on the following applications;**161009**

26/04/2016	Daniel Ray	Mrs Anju Sharma	Highwood Primary School Fairwater Drive Woodley RG5 3JE
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Proposal : Full planning application for the proposed erection of a single temporary accommodation building.

Observations : The Committee had concerns that the proposed additional accommodation at the school would lead to an increase in pupil numbers and a consequent exacerbation of parking problems in the vicinity of the school, particularly in Fairwater Drive and Kingfisher Drive, when parents are dropping-off and picking-up their children.

161197

05/05/2016	Stephen Thwaites	Mr & Mrs Montgomery	72 Reading Road Reading Road Woodley RG5 3DB
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Proposal : Householder application for the proposed two storey extension, first floor rear extension, single storey rear and side extension to dwelling plus a single storey front porch extension and internal alterations.

Observations : One resident was present at the meeting to voice his concerns about the proposal.

After listening to the resident, the Committee discussed the application and had the following concerns:

- The massing effect of the two storey element on the neighbouring property to the south.
- The first floor windows in the side elevation overlook the neighbouring property at No.70 and should have obscure glass.

NOTIFICATIONS OF PLANNING DECISIONS FROM Wokingham Borough CouncilMinute Ref

Thu 12 May 2016

District Ref

' C ' Contrary to District 'CD' Contrary Delegated
 ' D ' Delegated
 ' E ' Endorsed by District 'ED' Endorsed Delegated

Page No : 1

GRANTED PLANNING PERMISSIONS

E 153306	Approved	52 Beechwood Avenue
E 160213	Approved	53 Loddon Bridge Road
E 160284	Approved	37 Gemini Road
E 160375	Approved	77 Beechwood Avenue
E 160403	Approved	5 Carrick Gardens
E 160407	Approved	14 Colemans Moor Lane
E 160470	Approved	61 Redwood Avenue
E 160519	Approved	109 Butts Hill Road
E 160607	Approved	West Warren
E 160623	Approved	147 Colemans Moor Road
E 160638	Approved	17 Farriers Close
E 160647	Approved	6 Nightingale Road
E 160675	Approved	38 Cartmel Drive
E 160692	Approved	93 Colemans Moor Road
E 160725	Approved	68 Norton Road
E 160750	Approved	55 Walmer Road
E 160772	Approved	15 Cartmel Drive

REFUSED PLANNING PERMISSIONS

E 160299	Refused	96 Haddon Drive
C 160509	Refused	61 - 63 Crockhamwell Road
District COMMENT		Local COMMENT The Committee had concerns about the proposed 24 hour opening because of the disturbance that could be caused to residents in the surrounding dwellings. If approval is given, the Committee would like the opening hours restricted to between 6am and midnight.

NOTIFICATIONS OF PLANNING DECISIONS FROM Wokingham Borough Council

Minute Ref

Thu 12 May 2016

District Ref

' C ' Contrary to District 'CD' Contrary Delegated
' D ' Delegated
' E ' Endorsed by District 'ED' Endorsed Delegated

Page No : 2

REFUSED PLANNING PERMISSIONS

E 160617	Refused	74 Crockhamwell Road
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OTHER PLANNING DETAILS

152372	Withdrawn	The Gables
160530	Withdrawn	34 Warren Road
160658	Withdrawn	110 Wheble Drive

New Applications Received Between 13/05/2016 and 02/06/2016

Item No : 5

Ref No :

<u>Application No</u>	<u>Date Recd</u>	<u>Case Officer</u>	<u>Applicant Name</u>	<u>Location</u>
New Application				
161224	19/05/2016	Katie Herrington	Mr Hall	88 Hearn Road Hearn Road Woodley RG5 3QQ
Proposal : Full application for the erection of 3 bedroom attached dwelling with associated parking and amenity space.				
Observations :				
161243A	31/05/2016	Daniel Ray	John Hallett Limited	86 Loddon Bridge Road Loddon Bridge Road Woodley RG5 4AN
Proposal : Full planning application for the proposed change of use and alterations to provide two bedroom dwelling.				
Amended plans submitted to make proposed alterations clearer.				
Observations :				
161267	16/05/2016	David Maguire	Mr Andrew Muir	15 Reading Road Reading Road Woodley RG5 3DA
Proposal : Householder application for the proposed erection of first floor and two storey side extensions to include two rear Juliet balconies.				
Observations :				
161269	23/05/2016	Katie Herrington	Unknown	19 Henley Wood Road Henley Wood Road Earley RG6 7EE
Proposal : ADJOINING PARISH CONSULTATION: Householder application for a proposed erection of two storey side/part rear extension following demolition of existing garage, first floor rear extension, erection of single storey front extension to form bay window, installation of 3 roof-lights, conversion of garage to create habitable accommodation to dwelling, removal of chimney stack, plus erection of garden storage building in the rear garden.				
Observations :				
161278	16/05/2016	Stefan Fludger	Mrs Cranfield	150 Loddon Bridge Road Loddon Bridge Road Woodley RG5 4AB
Proposal : Householder application for the proposed part conversion of garage to habitable accommodation plus internal alterations.				
Observations :				

New Applications Received Between 13/05/2016 and 02/06/2016

Item No : 5

Ref No :

<u>Application No</u>	<u>Date Recd</u>	<u>Case Officer</u>	<u>Applicant Name</u>	<u>Location</u>
161304	16/05/2016	Katie Herrington	Mrs V Chen	4 Messenger Road Messenger Road Woodley RG5 4TR
Proposal : Householder application for proposed erection of conservatory to rear of dwelling.				
Observations :				
161306	16/05/2016	Brett Beswetherick	Ms Anne Coakeley	46 Harvard Close Harvard Close Woodley RG5 4UJ
Proposal : Householder application for the proposed erection of a single storey rear extension.				
Observations :				
161325	20/05/2016	Brett Beswetherick	Mr & Mrs Robert Timms	21 Tiger Close Tiger Close Woodley RG5 4UY
Proposal : Householder application for the proposed erection of a part single storey, part two storey and part first floor side extension.				
Observations :				
161326	20/05/2016	Charlie Snell	Mr Sailesh Tailor	146 Howth Drive Howth Drive Woodley RG5 3DL
Proposal : Householder application for the proposed erection of a single storey rear extension following demolition of existing conservatory.				
Observations :				
161348	23/05/2016	Charlie Snell	Mrs Margaret Massey	58 Campbell Road Campbell Road Woodley RG5 3NB
Proposal : Householder application for the proposed erection of a single storey side extension to include the connection of existing garage to main dwelling.				
Observations :				
161387	23/05/2016	Daruisz Kusyk	Executors of the late M Isles	37 Crockhamwell Road Crockhamwell Road Woodley RG5 3LE
Proposal : Householder application for the proposed erection of a single storey rear extension to include habitable loft space and the conversion of existing loft space to create additional habitable accommodation, side dormer extensions and roof lights, following the demolition of existing conservatory.				
Observations :				

New Applications Received Between 13/05/2016 and 02/06/2016

Item No : 5

Ref No :

<u>Application No</u>	<u>Date Recd</u>	<u>Case Officer</u>	<u>Applicant Name</u>	<u>Location</u>
161390	23/05/2016	Stephen Thwaites	Mrs Julie Freebody	47 Colemans Moor Road Colemans Moor Road Woodley RG5 4DG
Proposal : Householder application for the proposed erection of a single storey rear extension following the demolition of existing conservatory.				
Observations :				
161404	31/05/2016	Daniel Hay	Punch Taverns	The Chequers, 198 Crockhamwell Crockhamwell Road Woodley RG5 3JH
Proposal : Full application for the proposed erection of a retractable awning and elevational material changes. Removal of existing canopy.				
Observations :				
161410	31/05/2016	Stephen Thwaites	Mr & Mrs Ferozdin	36 Malone Road Malone Road Woodley RG5 3NJ
Proposal : Householder application for the proposed two storey side and rear extension to existing dwelling.				
Observations :				
161426	01/06/2016	Daniel Hay	Punch Taverns	The Chequers, 198 Crockhamwell Crockhamwell Road Woodley RG5 3JH
Proposal : Advertisement consent for the erection of 2No. illuminated and 1No. non-illuminated fascia signs, 4No. non-illuminated hoarding signs and 4No. illuminated cast aluminium lanterns.				
Observations :				
161484	01/06/2016	Charlie Snell	Mr John Newton	189 Faiwater Drive Fairwater Drive Woodley RG5 3JQ
Proposal : Householder application for the proposed erection of a single storey extension to dwelling to form a rear conservatory.				
Observations :				

Applications Received :- 16

NOTIFICATIONS OF PLANNING DECISIONS FROM Wokingham Borough Council

Minute Ref

Thu 2 June 2016

District Ref

' C ' Contrary to District 'CD' Contrary Delegated
' D ' Delegated
' E ' Endorsed by District 'ED' Endorsed Delegated

Page No : 1

GRANTED PLANNING PERMISSIONS

E 152641	Approved	17 Concorde Way
E 160062	Approved	Bungalow, Waingels College
E 160126	Approved	4 Lindberg Way
E 160699	Approved	179 Colemans Moor Road
E 160760	Approved	53 Lysander Close
E 160879	Approved	11 Pitford Road
E 160882	Approved	11 Pitford Road
E 160905	Approved	43 Buccaneer Close
E 160954	Approved	46 Redwood Avenue
E 160957	Approved	Land at A329 sliproad
E 160964	Approved	22 Western Avenue

OTHER PLANNING DETAILS

152878	Withdrawn	26 Willowside
152926	Withdrawn	21 Duffield Road

PLANNING COMMITTEE

BUDGETARY CONTROL 2016/17

Report No. P 2/16

EXPENDITURE	Budget 2016/17	Actual Exp as at 31/05/2015	Actual Exp as at 31/05/2016	Actual Exp as % of Budget	
Annual grants	30481	18000	17741	58.2	Grant payments made in May and October
Total	30481	18000	17741	58.2	Grant to ARC paid in full in May - at the same time that rent charges for the year are invoiced
INCOME	Budget 2016/17	Actual Inc as at 31/05/2015	Actual Inc as at 31/05/2016	Actual Inc as % of Budget	
Total	0	0	0	0	
Net	30481	18000	17741	58.2	

WOKINGHAM BOROUGH COUNCIL
Street Works Major Project Co-ordination Meeting
Held on the 17 May 2016 in the David Hicks Room

Attendees:

Vinny Murphy	BBLP	Graham Barnwell (chair)	WBC
Andrew Vickery	Courtney Buses	Theresa Couchman	WBC
Sean Madgwick	Options	Jason Archer	WBC
Paul Eastwood	Options	Joyce Stoner	WBC
Simon Goud	Reading Buses	Rebecca Brooks	WBC
David Smith	SGN	Cllr Shepherd-DuBey	WBC
Glenn Beard	SSE	Tony Jackman	WBC/WSP
Ted Henderson	SSE	Nesan Suppiah	WBC/WSP
Dave Mould	SSE	Steve Bromley	Finchampstead Parish Council
Richard Kingston	SSE	Katy Hughes	Shinfield Parish Council
D Booth	CCN (Virgin Media)	Mike Dunstan	Wokingham Town Council
G Holman	Virgin Media	Mary Walker	Woodley Town Council
Andy Pryor	Virgin Media		

*as per sign in sheet

Graham Barnwell (GB) covered house-keeping, welcomed all attendees and opened the meeting.

1. Minutes from the last meeting held on the 19 April 2016 were agreed**2. Elections 2016****European Referendum**

23.06.2016

3. Southern Gas Networks renewal of Gas Mains and Services

Dave Smith (DS) presented the dates for SGN's Major Works.

DS spoke briefly about contractual changes, provided updates on the schemes the current contractor would be delivering and confirmed further dates will be forthcoming in September 2016 when the new contractor is on board.

Arborfield

Sen 30498

- Langley Common Road TBC

Barkham

Sen 30498

- Barkham Road (Part) TBC
- Limmer Road TBC
- Aggisters Lane TBC
- Bearwood Road TBC
- Barkham Street TBC
- Scholl Road TBC

Earley

Sen 31211

- Culver Lane TBC
- Erleigh Court Drive TBC
- Whitegates Lane TBC
- Byron Road TBC
- Hilltop Road TBC

Shinfield

Sen 30510

[UNCLASSIFIED]

- Hollow Lane On site
- Arborfield Road On site
- School Green On site
- Hyde End Road TBC

Twyford

Sen 29780

- Waltham Road 31.10.2016 – 23.12.2016
- Stanlake Road TBC
- A321 Hurst Road 05.09.2016 – 28.10.2016
- Colleton Drive 08.08.2016 – 26.09.2016
- Broadwater Lane TBC
- Winchcombe Road 18.07.2016 – 19.09.2016

Twyford

Sen 31220

- London Road TBC
- Springfield Park TBC
- Sycamore Drive TBC

Wargrave

Sen 30930

- Baylis Road TBC
- Fidlers Walk TBC
- Langhams Way TBC
- Newalls Rise TBC
- Purfield Drive TBC

Winnersh

Sen 30074

- King Street Lane TBC
- Azalea Close TBC
- Harman Court TBC
- Churchill Drive TBC
- Westfield Road TBC
- Chatsworth Avenue TBC

Wokingham

Sen 30498

- Barkham Road (Part) TBC
- Woosehill Lane TBC
- Ormonde Road TBC
- Limmerhill Road TBC
- Doles Lane TBC
- Sandy Lane TBC

Wokingham

Sen 30517

- Andrew Close TBC
- Duncan Drive TBC
- Easthampstead Road TBC
- Fairview Road TBC
- Gipsy Lane TBC
- Crutchley Road TBC
- Pages Croft TBC
- Southlands Road TBC
- Starmead Drive TBC
- Wallner Way TBC
- Murdoch Road TBC

Wokingham Without

- New Wokingham Road On site until 30.05.2016
- Oaklands Lane TBC

Direct Mole will move to Crutchley Road on completion of New Wokingham Road.

4. Scottish & Southern Energy Renewal of Mains & Services

Richard Kingston (RK) gave the presentation for Scottish and Southern works.

Earley

HV Overlay

- Robindale Road 05.09.2016 – 14.10.2016
- Finch Road 03.10.2016 – 28.10.2016
- Kilnsea Way 28.08.2016 – 10.10.2016
- Rushey Way 28.08.2016 – 10.10.2016
- Gipsy Lane 10.08.2016 – 21.09.2016
- Roman Way TBC
- Silverdale Road 31.10.2016 – 09.12.2016
- Sutcliffe Avenue 31.10.2016 – 21.09.2016
- Meadow Road TBC

Permits have been submitted and will be undertaking trial holes in Gipsy Lane and Sutcliffe Avenue.

Wokingham

Proposed HV reinforcement scheme

- Broad Street
- Elms Road
- Rectory Road
- Milton Road
- Twyford Road
- Wiltshire Road
- Warrenhouse Road
- Waterloo Road
- Clay Lane

RK explained the works are for Kentwood Farm Development and will be working with WBC to plan.

TJ asked about the Section 58 in place. SSE are aware and will discuss with WBC in planning the work.

RK covered a project to bring in a new power feed for the Buckhurst development again confirming SSE will plan in with WBC and BFBC.

Earley

Installation of ducting 33kv

Sean Madgwick (SM) provided a brief overview of the dates and confirmed SSE are working closely with Streetworks.

- Wokingham Road 12.09.2016 – 18.11.2016
- Loddon Bridge Road 12.09.2016 – 14.10.2016

Road closure 3 weeks between Coppice Road and Wokingham Road

Woodley

Installation of ducting 33KV

SM provided a brief overview of the dates and confirmed SSE are working closely with Streetworks.

- Loddon Bridge Road 12.09.2016 – 14.10.2016
- *Road closure 3 weeks between Coppice Road and Wokingham Road*
- Nightingale Road 12.09.2016 – 31.10.2016
- Dartington Avenue 12.09.2016 – 04.10.2016
- Clivedale Road 12.09.2016 – 30.11.2016
- Coppice Road 12.09.2016 – 31.10.2016

Road closure 4 weeks between Clivedale Road and Loddon Bridge Road

5. BT Openreach

Kevin Barnwell (KB) gave an update of works on behalf of BT.

Shinfield

- Basingstoke Road On site until 21.06.2016
 - Hyde End Road On site until 21.06.2016
 - Chapel Lane On site until 21.06.2016
- 3 Chambers and installation ducting in footway/carriageway*

KB from Options Energy provided everyone with a brief update on the scheme, its consideration to the M4 incident and the difficulties with ground conditions which were slowing progress.

TJ asked that the overnight works from the A33 Swallowfield Bypass are recognised. KB confirmed they would be taken into consideration.

6. Network Rail

JA covered presentation on behalf of Network Rail.

Twyford

- Hurst Road 03.12.2016 – 28.04.2017
Proposed work to lift in materials required to extend the current platform lengths at Twyford Station. Traffic management will be required on Hurst Road using traffic lights and manned stop and go boards, suitably positioned at pre agreed positions. Pedestrian diversions may be required. Weekdays and weekends 08:00 to 20:00 hrs

NS asked about road closures. JA confirmed there would not be.

Wokingham

- Easthampstead Road 08.08.2016 – 10.08.2016
Level crossing barrier maintenance working 23:00 to 06:00
- Waterloo Road 01.06.2016 – 02.06.2016
Level crossing barrier maintenance working 00:01 to 05:00
- Waterloo Road 16.07.2016 – 17.07.2016
Track maintenance working from 23:00 – 19:00

7. South East Water Renewal of Mains and Services

JA advised Major Projects renewal of water mains and services awaiting dates for 2017 /2018

8. Thames Water

GB gave updates for Thames Water schemes.

Hurst

- Wokingham Road
- Waltahm Road
- Hinton Road
- Broadwater Lane
- Martineau Lane
- Orchard Road
- School Road
- Wards Cross

Remenham

- Remenham Hill
- Aston Lane

Ruscombe

- Waltham Road
- Castle End Road

Sonning

- Charvil Lane
- Thames Street

Twyford

- Hurst Road
- Broadwater Road
- Hurst Park Road

Wargrave

- Crazies Hill
- Bear Lane
- Blakes Lane

Woodley

- Willowside
- Uppingham Drive
- Duffield Road
- Copse Mead
- Highcliffe Close
- Sandford Drive
- Hawker Way
- Stonehaven Drive
- Austin Road

Cllr Steve Bromley (SB) asked about the ongoing works by Thames Water at Biggs Lane. The reinstatements are poor and have sunk should this be addressed by Thames. JA made notes to pass onto the NRSWA Inspector for the area.

9. Virgin Media

D Booth (DB) gave updates for Virgin Media

Finchampstead

- | | |
|--------------------|-------------------------|
| • Manor Park Drive | 16.05.2016 – 16.08.2016 |
| • Redgauntlet | 04.08.2016 – 04.09.2016 |
| • Briarwood | 10.08.2016 – 10.09.2016 |
| • Church Hams | 10.08.2016 – 10.10.2016 |

Cllr SB raised the fact that residents in the area were eager for improved Internet access and asked when Virgin Media intended rolling out in the area. Andy Pryor (AP) suggested the SB registered his interest on line via a web link and pass the information on to others with similar interest. Virgin Media would then be able to gauge which areas need more focus when rolling out services.

10. Wokingham Highways Alliance Major Highway Works

Tony Jackman (TJ) gave an updates on Wokingham Highway Alliance works.

Arborfield

Kerbing Improvements

- | | |
|-----------------|-------------------------|
| • Eversley Road | 28.11.2016 – 07.12.2016 |
|-----------------|-------------------------|

Earley

Signal Improvements

- | | |
|----------------------------|-------------------------|
| • Thames Valley Park Drive | 20.04.2016 – 25.05.2016 |
|----------------------------|-------------------------|

Finchampstead

Resurfacing

- | | | |
|-----------------------|---|-------------------------|
| • Wellingtonia Avenue | <i>Lower Wokingham Road to The Ridges</i> | 28.11.2016 – 27.01.2017 |
|-----------------------|---|-------------------------|

Swallowfield / Shinfield

Resurfacing

- | | | |
|----------------------------|---|-------------------------|
| • A33 Swallowfield By-Pass | <i>Borough Boundary to Mere oak Lane – Night time road closures</i> | 15.08.2016 – 16.09.2016 |
|----------------------------|---|-------------------------|

Sonning

Resurfacing

- Bath Road *Night time road closure* 01.08.2016 – 05.08.2016

Wargrave

Resurfacing

- Wargrave Road *Carlise roundabout to Braybook Lane* 08.08.2016 – 12.08.2016
Night time road closure

Winnersh

Resurfacing and Drainage Works

- Mole Road *24 hours road closure* 06.06.2016 – 29.07.2016

Wokingham

Resurfacing

- Trafalgar Close 17.05.2016
- Blenheim Close 17.05.2016
- London Road TBC
- Binfield Road 18.05.2016 – 24.05.2016

Wokingham

Footway Replacement

- Shute End *On site until 13.05.2016*

Earley

Cycleway and footway resurfacing

- Beeston Way 15.08.2016 – 07.11.2016
- Rushey Way 15.08.2016 – 07.11.2016

11. Structures

JA gave updates on Highways Alliance Works

Charvil

- Old Bath Road – Tywford Mill Bridge *Bridge Refurbishment* 23.05.2016 – 31.07.2016

Wargrave

- Wargrave Hill *Embankment stabilisation – 1 week road closure* TBC

A3290

- A3290 Loddon Viaduct *Contraflow will be in place 24hrs* 22.07.2016 – 05.09.2016
NS queried route from viaduct. TJ confirmed.

Shinfield

- Shinfield Bypass *Roundabout construction of Arborfield Road. Road Closures / Temporary Traffic Signals* On site until September 2016.

GB advised no update as yet but information will be forthcoming.

12. Highway Drainage

- Wellingtonia Avenue 25.07.2016 – 23.08.2016
- Lower Wokingham Road 25.07.2016 – 23.08.2016
- Dukes Ride 25.07.2016 – 23.08.2016

13. Developements

JA gave updates for developments

Earley

- Sibley Hall Redhatch Drive (Persimmons)
- Hatch Farm of Lower Earley Way (Bovis)

Shinfield

S278/S38 Agreement – ongoing / pending

- Basingstoke Road / Tabby Drive (BBLP junction amendment)
- Hyde End Road opposite 191 (Taylor Wimpey and David Wilson Homes)
- Basingstoke Road near Hilltop (Coinfords)
- Cut Bush Lane (Bellway)
- Hyde End Road and Deardon Way (Lindon / Bovis / Bloor Homes).
- Hyde End Road/ Basingstoke Road *signalisation* (Taylor Wimpy)

Wokingham

- Twyford Road / Toutley Road (Bovis)

Woodley

- Mohawk Way (J D Moran)
- Woodlands Avenue / Church Road (Cala Homes)
- Loddon Bridge Road (Bloor Homes)

Kathy Hughes (KH) asked if the Coinfords site be addressed to the fact the contractor is not the cleaning the mud being trafficked from site on to the road. JA will send these issues onto Ian Patterson to address.

14. PUBLIC EVENTS

- Wokingham Town Council *Queens Birthday Celebration / International Street Concert* 12.06.2016
- Henley Women's Regatta 16.06.2016 – 19.06.2016
- European Referendum 23.06.2016
- Wokingham Bikeathon 26.06.2016
- Henley Regatta 28.06.2016 – 03.07.2016
- Marvellous 23.07.2016 – 24.07.2016
- Rewind Festival 19.08.2016 – 21.08.2016
- Wokingham Festival 26.08.2016 – 28.08.2016

15. A.O.B

Following AOB GB reminded everyone SSE had brought in plans of their Major Schemes and invited everyone to view

**Date of next meeting Tuesday 21 June 2016
Council Chamber, Shute End, Wokingham.**

WOKINGHAM BOROUGH COUNCIL

**LAND DRAINAGE BYELAWS
LAND DRAINAGE ACT 1981**

**WOKINGHAM BOROUGH COUNCIL
CIVIC OFFICES
SHUTE END
WOKINGHAM
RG40 1WH**

Wokingham Land Drainage Byelaws

Contents

1. Commencement of Byelaws	3
2. Application of Byelaws	3
3. Control of Introduction of Water and Increase in Flow or Volume of Water	3
4. Control of Sluices etc	3
5. Diversion or Stopping up of Watercourses	3
6. Detrimental Substances not to be Put into Watercourses	4
7. Notice to Cut Vegetation	4
8. No Obstructions within 8 Metres of the Edge of the Watercourse	4
9. Repairs to Buildings	4
10. Control of Vermin	4
11. Damage by Animals to Banks	5
12. Vehicles not to be Driven on Banks	5
13. Banks not to be Used for Storage	5
14. Not to Dredge or Raise Gravel, Sand etc	5
15. Fences, Excavations, Pipes etc	5
16. Interference with Sluices	6
17. Damage to Property of the Council	6
18. Defacement of Notice Boards	6
19. Obstruction of the Council and Officers	6
20. Savings for Other Bodies	6
21. Saving for Crown Lands	7
22. Arbitration	7
23. Notices	8
24. Limitation	8
25. Interpretation	8

Common Seal
Penalty Note

Wokingham Borough Council under and by virtue of the powers and authority vested in them by section 66 of the Land Drainage Act 1991, do hereby make the following Byelaws which are considered necessary for [one or more of] the following purposes:-

- a) securing the efficient working of a drainage system in the Council's area,
- b) regulating the effects on the environment in the Council's area of a drainage system,
- c) securing the effectiveness of flood risk management work within the meaning of section 14A of that Act, or
- d) securing the effectiveness of works done in reliance on section 38 or 39 of the Flood And Water Management Act 2010 (incidental flooding or coastal erosion),

together, "the Purposes";-

1. Commencement of Byelaws

These Byelaws shall come into operation at the expiration of one month beginning with the day on which they are confirmed by the Secretary of State.

2. Application of Byelaws

(a) These Byelaws shall have effect within the Area;

(b) the watercourses referred to in these Byelaws are watercourses which are for the time being vested in or under the control of the Council.

3. Control of Introduction of Water and Increase in Flow or Volume of Water

No person shall as a result of development (within the meaning of section 55 of the Town and Country Planning Act 1990 as amended ("the 1990 Act")) (whether or not such development is authorised by the 1990 Act or any regulation or order whatsoever or none of them) for any purpose by means of any channel, siphon, pipeline or sluice or by any other means whatsoever introduce any water into any watercourse in the Area so as to directly or indirectly increase the flow or volume of water in any watercourse in the Area (without the previous consent of the Council).

4. Control of Sluices etc

Any person having control of any sluice, water control structure or appliance for introducing water into any watercourse in the Area or for controlling or regulating or affecting the flow of water in, into or out of any watercourse shall use and maintain such sluice, water control structure or appliance in accordance with such reasonable directions as may from time to time be given by the Council with a view to securing or furthering one or more of the Purposes.

5. Diversion or Stopping up of Watercourses

No person shall, without the previous consent of the Council, take any action, or knowingly permit or aid or abet any person to take any action to stop up any watercourse or divert or impede or alter the level of or direction of the flow of water in, into or out of any watercourse.

6. Detrimental Substances not to be Put into Watercourses

No person shall, so as directly or indirectly to obstruct, impede or interfere with the flow of water in, into or out of any watercourse or so as to damage the bank -

(a) discharge or put or cause or permit to be discharged or put or negligently or wilfully cause or permit to fall into any watercourse any object or matter of any kind whatsoever whether solid or liquid;

(b) allow any such object or matter as is referred to in sub-paragraph (a) of this Byelaw to remain in proximity to any watercourse in such manner as to render the same liable to drift or fall or be carried into any watercourse. Provided that nothing in this Byelaw shall be deemed to render unlawful the growing or harvesting of crops in accordance with normal agricultural practice.

7. Notice to Cut Vegetation

Any person having control of any watercourse shall, upon the receipt of a notice served on him by the Council requiring him so to do, cut down and keep cut down all vegetation, including trees, growing in or on the bank of a watercourse, within such reasonable time as may be specified in the notice, and shall remove such vegetation, including trees, from the watercourse immediately after the cutting thereof.

Provided that, where a hedge is growing on the bank of a watercourse, nothing in this Byelaw shall require more than the pruning of the hedge so as to prevent it from growing over or into the watercourse, and the removal of the resultant cuttings.

8. No Obstructions within 8 Metres of the Edge of the Watercourse

No person without the previous consent of the Council shall erect any building or structure, whether temporary or permanent, or plant any tree, shrub, willow or other similar growth within 8 metres of the landward toe of the bank where there is an embankment or wall or within 8 metres of the top of the batter where there is no embankment or wall, or where the watercourse is enclosed within 8 metres of the enclosing structure.

9. Repairs to Buildings

The owner of any building or structure in or over a watercourse or on the banks thereof shall, upon receipt of a notice from the Council that because of its state of disrepair -

(a) the building or structure is causing or is in imminent danger of causing an obstruction to the flow of the watercourse;

(b) the building or structure is causing or is in imminent danger of causing damage to the bank of the watercourse, carry out such reasonable and practicable works as are specified in the notice for the purpose of remedying or preventing the obstruction or damage as the case may be within such reasonable time as is specified in the notice.

10. Control of Vermin

The occupier of any bank of a watercourse or any part thereof shall, upon being required by the Council by notice, within such reasonable time as may therein be specified, take such steps as are specified in the notice, being such steps as the Council consider necessary and practicable for preventing the bank from becoming infested by rabbits, rats, coypu, foxes and moles or any other wild mammal not being an animal listed in Schedule 5 or Schedule 6 to the Wildlife and Countryside Act 1981, but excluding the water vole from such control.

11. Damage by Animals to Banks

All persons using or causing or permitting to be used any bank of any watercourse for the purpose of grazing or keeping any animal thereon shall take such steps including fencing as are necessary and reasonably practicable and shall comply with such reasonable directions as may from time to time be given by the Council to prevent the bank or the channel of the watercourse from being damaged by such use. Provided that nothing in this Byelaw shall be deemed to affect or prevent the use of, for the purpose of enabling animals to drink at it, any place made or to be made or constructed as approved by the Council.

12. Vehicles not to be Driven on Banks

No person shall use or drive or permit or cause to be used or driven any cart, vehicle or implement of any kind whatsoever on, over or along any bank of a watercourse in such manner as to cause damage to such bank.

13. Banks not to be Used for Storage

No person shall use or cause or permit to be used any bank of any watercourse for the purpose of depositing or stacking or storing or keeping any rubbish or goods or any material or things thereon in such a manner as by reason of the weight, volume or nature of such rubbish, goods, material or things causes or is likely to cause damage to or endanger the stability of the bank or channel of the watercourse or interfere with the operations or access of the Council or the right of the Council to deposit spoil on the bank of the watercourse.

14. Not to Dredge or Raise Gravel, Sand etc

No person shall without the previous consent of the Council dredge or raise or take or cause or permit to be dredged or raised or taken any gravel, sand, ballast, clay or other material from the bed or bank of any watercourse.

15. Fences, Excavations, Pipes etc

No person shall without the previous consent of the Council -

(a) place or affix or cause or permit to be placed or affixed any gas or water main or any pipe or appliance whatsoever or any electrical main or cable or wire in, under or over any watercourse or in, over or through any bank of any watercourse;

(b) cut, pare, damage or remove or cause or permit to be cut, pared, damaged or removed any turf forming part of any bank of any watercourse, or dig for or remove or cause or permit to be dug for or removed any stone, gravel, clay, earth, timber or other material whatsoever forming part of any bank of any watercourse or do or cause or permit to be done anything in, to or upon such bank or any land adjoining such bank of such a nature as to cause damage to or endanger the stability of the bank;

(c) make or cut or cause or permit to be made or cut any excavation or any tunnel or any drain, culvert or other passage for water in, into or out of any watercourse or in or through any bank of any watercourse;

(d) erect or construct or cause or permit to be erected or constructed any fence, post, pylon, wall, wharf, jetty, pier, quay, bridge, loading stage, piling, groyne, revetment or any other building or structure whatsoever in, over or across any watercourse or in or on any bank thereof;

(e) place or fix or cause or permit to be placed or fixed any engine or mechanical contrivance whatsoever in, under or over any watercourse or in, over or on any bank of any watercourse in such a manner or for such length of time as to cause damage to the

watercourse or banks thereof or obstruct the flow of water in, into or out of such watercourse.

Provided that this Byelaw shall not apply to any temporary work executed in an emergency but a person executing any work so excepted shall, as soon as practicable, inform the Council in writing of the execution and of the circumstances in which it was executed and comply with any reasonable directions the Council may give with regard thereto.

16. Interference with Sluices

No person shall without lawful authority interfere with any sluice, or other water control structure or appliance for controlling or regulating the flow of water in, into or out of a watercourse.

17. Damage to Property of the Council

No person shall interfere with or damage any bank, bridge, building, structure, appliance or other property of or under the control of the Council.

18. Defacement of Notice Boards

No person shall deface or remove any notice Board, notice or placard put up by the Council.

19. Obstruction of the Council and Officers

No person shall obstruct or interfere with any member, officer, agent or servant of the Council exercising any of his functions under the Act or these Byelaws.

20. Savings for Other Bodies

Nothing in these Byelaws shall -

(a) conflict with or interfere with the operation of any Byelaw made by the Environment Agency or an internal drainage board or of any navigation, harbour or conservancy authority but no person shall be liable to more than one penalty or in the case of a continuing offence more than one daily penalty in respect of the same offence;

(b) restrict, prevent, interfere with or prejudice the exercise of any statutory rights or powers which are now or hereafter may be vested in or exercised by -

(i) any public utility undertaking carried on by a local authority under any Act or under any Order having the force of an Act;

(ii) the undertakings of the Environment Agency and of any water undertaker or sewerage undertaker;

(iii) any public gas transporter within the meaning of part I of the Gas Act 1986;

(iv) any navigation, harbour or conservancy authority;

(v) any person who acts as the operator of a relevant railway asset, with respect to the construction, use or maintenance and repair of any such asset, or the free, uninterrupted and safe use of any such asset and the traffic (including passengers) thereof;

(vi) any local authority;

(vii) any highway authority for the purposes of the Highways Act 1980 (as amended by any subsequent enactment) in relation to any highway whether or not maintainable at public expense;

(viii) any undertaking engaged in the operation of a telecommunications system;

(ix) a relevant airport operator within the meaning of Part V of the Airports Act 1986;

(x) the Civil Aviation Authority and any subsidiary thereof;

(xi) the Canal and River Trust;

(xii) the Coal Authority;

(c) restrict, prevent, interfere with or prejudice any right of a highway authority to introduce into any watercourse surface water from a highway, for which it is the highway authority;

(d) restrict, prevent, interfere with or prejudice any right of a licence holder within the meaning of Part I of the Electricity Act 1989 to do anything authorised by that licence or anything reasonably necessary for that purpose;

(e) affect any liability arising otherwise than under or by reason of these Byelaws.

21. Saving for Crown Lands

Nothing in these Byelaws shall operate to prevent the removal of any substance on, in or under (or the erection of any structure, building or machinery or any cable, wire or pipe on, over or under) lands belonging to Her Majesty in right of the Crown by any person thereunto authorised by the Crown Estate Commissioners.

22. Arbitration

(a) Where by or under any of these Byelaws any person is required by a notice in writing given by the Council to do any work to the satisfaction of the Council or to comply with any directions of the Council, he may within 21 days after the service of such notice on him give to the Council a counter-notice in writing objecting to either the reasonableness of or the necessity for such requirement or directions, and in default of agreement between such person and the Council the dispute shall, when the person upon whom such notice was served is a drainage or local authority be referred to the Secretary of State whose decision shall be final, and in any other case shall be referred to the arbitration of a single arbitrator to be appointed in default of agreement by the President of the Institution of Civil Engineers on the application of either party. Where such a counter-notice has been given to the Council the operation of the notice shall be suspended until either agreement has been reached or the dispute has been determined by arbitration in accordance with the provisions of this Byelaw;

(b) where by or under these Byelaws any person is required by a notice in writing given by the Council to do any work to the satisfaction of the Council or to comply with any directions of the Council and any dispute subsequently arises as to whether such work has been executed or such directions have been complied with, such dispute if it arises between a drainage authority or local authority and the Council shall be referred to the Secretary of State whose decision shall be final, and in any other case shall be referred to the arbitration of a single arbitrator to be appointed in default of agreement by the President of the Institution of Civil Engineers on the application of either party;

(c) where by or under Byelaws 3, 6, 10, 16 or 17 any person is required to refrain from doing any act without the consent of the Council such consent shall not be unreasonably withheld and may be either unconditional or subject to such reasonable conditions as the Council may consider appropriate and where any dispute arises as to whether in such a case the consent of the Council is being unreasonably withheld, or as to whether any conditions subject to which consent is granted are unreasonable, such dispute shall if it arises between a drainage authority or local authority and the Council be referred to the Secretary of State whose decision shall be final, and in any other case such dispute shall be referred to the arbitration of a single arbitrator to be appointed in default of agreement by the President of the Institution of Civil Engineers on the application of either party.

23. Notices

Notices and any other documents required or authorised to be served or given under or by virtue of these byelaws shall be served or given in the manner prescribed by section 71 of the Act.

24. Limitation

(a) Nothing in these Byelaws shall authorise the Council to require any person to do any act, the doing of which is not necessary for securing or furthering one or more of the Purposes, or to refrain from doing any act, the doing of which does not affect the environment, or adversely affect either

(i) the efficient working of the drainage system of the area (ii) the effectiveness of flood risk management work within the meaning of section 14A of the Land Drainage Act 1991, or

(iii) the effectiveness of works done in reliance on section 38 or 39 of the Flood and Water Management Act 2010.

(b) If any conflict arises between these Byelaws and

(i) sections 61A to E of the Land Drainage Act 1991 (which relates to the Council's duties with respect to the environment), or

(ii) the Conservation of Habitats and Species Regulations 2010

The said Act and the said Regulations shall prevail.

25. Interpretation

In these Byelaws, unless the context otherwise requires, the following expressions shall have the meaning hereby respectively assigned to them, that is to say:-

“the Act” means the Land Drainage Act 1991;

“Animal” includes any horse, cattle, sheep, deer, goat, swine, goose or poultry;

“Area” means the area under the jurisdiction of the Council;

“Bank” includes any bank, cross bank, wall or embankment adjoining or confining or constructed for the purpose of or in connection with any watercourse and includes all land between the bank and the low water mark or level of the water in the watercourse as the case may be and where there is no such bank, cross bank, wall or embankment includes the top edge of the batter enclosing the watercourse;

“Consent of the Council” means the consent of the Council in writing signed by a proper officer of the Council;

“Council” means the Council;

“Occupier” means in the case of land not occupied by any tenant or other person the person entitled to the occupation thereof;

“Ordinary watercourse” is any river, stream, ditch, drain, cut, dyke, sluice, sewer (other than a public sewer) and passage through which water flows and which does not form part of a main river network.

“Owner” includes the person defined as such in the Public Health Act 1936;

“Relevant railway asset” means

- (a) a network, operated by an “approved operator” within the meaning of section 25 of the Planning Act 2008,
- (b) a station which is operated in connection with the provision of railway services on such a network, or
- (c) a light maintenance depot.

Expressions used in this definition and in the Railways Act 1993 have the same meaning in this definition as they have in that Act, (“railway” not having its wider meaning) and a network such as is described in (a) above shall not cease to be such a network where it is modified by virtue of having any network added to it or removed from it.

“The Secretary of State” means the Secretary of State for the Department for Environment, Food and Rural Affairs;

“Vegetation” means trees, willows, shrubs, weeds, grasses, reeds, rushes, or other vegetable growths;

“Vessel” includes any ship, hovercraft (as defined by the Hovercraft Act 1968), lighter, keel, barge, tug, launch, houseboat, pleasure or other boat, aircraft, randan, wherry, skiff, dinghy, shallop, punt, yacht, canoe, raft, float of timber or any other craft whatsoever, and howsoever worked, navigated or propelled;

“Water control structure” means a structure or appliance for introducing water into any watercourse and for controlling or regulating or affecting flow, and includes any sluice, slacker, floodgate, lock, weir, dam, pump, or pumping machinery; and other expressions shall have the same meanings as in the Act.

13008

THE COMMON SEAL
of the
WOKINGHAM BOROUGH COUNCIL
was hereunto affixed
this 14th day of April 2016



in the presence of:

A handwritten signature in black ink, appearing to be 'SJC'.

Solicitor

PENALTY NOTE

By section 66(6) of the Act every person who acts in contravention of or fails to comply with any of the foregoing Byelaws is liable on summary conviction in respect of each offence to a fine not exceeding the amount prescribed from time to time for level 5 on the standard scale referred to in section 37 of the Criminal Justice Act 1982 and a further fine not exceeding Forty pounds for every day on which the contravention or failure is continued after conviction. By section 66(7) of the Act if any person acts in contravention of or fails to comply with any of these Byelaws the Council may without prejudice to any proceedings under section 66(6) of the Act take such action as may be necessary to remedy the effect of the contravention or failure and may recover the expenses reasonably incurred by it in doing so from the person in default.

(N.B. This note may accompany the Byelaws, but is not part of them)



Royal Berkshire Fire Authority RESPONSE STANDARDS CONSULTATION

May 2016



PREVENTING | PROTECTING | RESPONDING

Royal Berkshire Fire Authority

Response Standards Consultation

Contents	Page
1. Introduction	3
2. Current position	4
3. Why are we consulting on this?	5
4. Looking forward	6
5. How to get involved	6
6. Proposals	8
7. Next steps	13

1. Introduction

Our key responsibility is to make sure we provide an effective fire and rescue service for communities across Royal Berkshire. Our service is provided by Royal Berkshire Fire and Rescue Service, and your Chief Fire Officer Andy Fry and his team are overseen by the Fire Authority, who are ultimately accountable to you as residents and business owners.

(Colin Dudley, Chairman of the Royal Berkshire Fire Authority)

Our Mission: RBFRS is committed to ensuring the communities of Royal Berkshire are able to lead safe and fulfilling lives.

In 2016, following a public consultation, the Fire Authority published its [Corporate Plan/Integrated Risk Management Plan \(IRMP\) 2015-2019](#), setting out Royal Berkshire Fire Authority's strategic commitments to the communities of Royal Berkshire, and a new, exciting vision of how the service will look in 2019.

This consultation is the next stage in an ongoing programme of consultations, which will help us to understand your views as we shape the way we deliver our service to you. A key part of that work is to look at how we define and measure our response standards, that is the measurement of how long it takes our fire engines arrive at an emergency.



2. Current Position

Royal Berkshire Fire Authority considered the findings from the [IRMP 2015-19 consultation](#) at a meeting on [25 April 2016](#). They reached a decision to progress the four priority projects outlined in the previous consultation. The first key element of this work is to ensure our response standards are fit for purpose and are clear and easy to understand as we move towards developing these projects. You can read more about the IRMP 2015-2019 consultation, as well as our [Consultation Strategy](#) at www.rbfrs.co.uk

2.1 What do we currently do?

Currently, our published standards for attending incidents are as follows:



- *‘We have an optimum response, where we are committed to attending an incident within 8 minutes for the first fire engine and 10 minutes for the second fire engine for dwelling fires’*
- *‘We have a standard response, where we are committed to attending in 10 minutes for the first fire engine and 12 minutes for the second fire engine for dwelling fires’*
- *‘Higher risk locations, where it is predicted that fire engines will not reach dwelling fires within the standard response, we will prioritise for Prevention initiatives’*
- *‘We are committed to making an initial attendance to road traffic collisions (RTCs) with the necessary resources to commence extrication of casualties, within 11 minutes’*

These are reported and measured in the following ways:

- a) We currently use attendance standards – this means we measure how long it takes a fire engine to get to an emergency incident, from the time the crew is mobilised by a control operator to the time the engine arrives on scene.
- b) We currently only measure attendances for dwelling fires and RTCs. All other incident types are not measured or reported on.

- c) We currently do not have a published target to achieve, instead we report our performance in terms of incidents previously attended.
- d) We currently have standards for both the first fire engine to arrive and in other circumstances for the second fire engine to arrive at incidents.

Our approach to emergency response is to ensure we have the right numbers of firefighters, fire engines and specialist appliances, at the right place, at the right time, delivering the right standard of response.

This will not change and it is our priority to always respond to a 999 call as quickly as we possibly can.



3. Why are we consulting on this?

Prior to the implementation of the Fire and Rescue Services Act 2004, RBFRS had a set of national standards for responding to fires. Professor Sir George Bain produced a wide-ranging [report](#) into how fire and rescue services were operated and managed, and about the working conditions of firefighters in the UK. On publication, the report set out recommendations for how fire and rescue services should change in the future to meet the demands of the twenty-first century.

In May 2013, Sir Ken Knight, in his report [‘Facing the future’](#) stated:

“It is for each fire and rescue authority to determine their own rules for response times.”

In 2014, a [peer review](#) of RBFRS could not find rationale for our current response standards, this identified that they were overly complex, difficult to understand and should be realigned with the Fire Authority’s new strategic commitments. This was in part because they do not currently align with the Department for Communities and Local Government (DCLG) definition of a [response time](#):

“A response time measures the minutes and part minutes taken from time of call to time of arrival at scene of the first vehicle.”

The Fire Authority then directed a review of operational response standards. You can view the Fire Authority’s strategic commitments and find out more about us at www.rbfrs.co.uk.

4. Looking Forward

RBFRS recognises it is important to review the way in which we report our current response standards and consult with the people of Royal Berkshire on any proposed changes to ensure the following:

Clarity – it is important that information presented about the measurement and reporting of response standards is clear and easy to understand for members of the public.

Transparency – it is important that RBFRS presents transparent information in relation to our response standards and performance against these standards.

Manage and track our performance – RBFRS needs to monitor, manage and track our performance against defined standards so that we can clearly report on these to the Fire Authority, members of the public and other key stakeholders.

Reflect change in the nature of incidents – RBFRS is committed to responding to the changing needs of our community and reflecting this in the way in which we respond to any new and emerging threats.

We are not, at this point in time, consulting on any changes to the location of fire stations, the number of fire stations or how these are crewed.

This consultation relates solely to how we define and report information on our performance when we respond to emergencies.

Later this year, we will be consulting on proposals and options for station locations, the number of fire engines we have and how these are crewed. This future consultation will shape our community risk management arrangements for at least the next four years.

5. How to get involved

The response standards consultation will run from Monday 16 May – Monday 25 July 2016.

It is important for RBFRS to consult on proposed changes to our response standards with all the people of Royal Berkshire. It is vital to us that we seek the views on any

proposed changes to our service delivery to ensure that the communities of Royal Berkshire have their say and play a part in shaping the future of RBFRS.

Over the following pages, we will present four distinct proposals for changing the way in which we currently define and report our response standards.

- **Specifically, we are asking you to express your preferred choice for each of the four proposals**
- **For each proposal, we want you to tell us if you would like to *keep it the same* as it currently is, or to *change it* in line with the details given**
- **We would also appreciate your view and ideas on whether there is anything else we should consider in relation to this consultation**

We value your feedback, views, ideas and opinions. There are a number of ways that you can feedback your preferred choice for each proposal:



You can respond to the consultation on our website www.rbfrs.co.uk



You can write to us with your comments, ideas or views at:
Royal Berkshire Fire and Rescue Service, IRMP Consultation, Newsham Court, Pincents Kiln, Calcot, Reading, Berkshire, RG31 7SD



You can email us at irmp@rbfrs.co.uk



You can telephone 0118 938 4331 and leave a message



You can visit your local fire station and discuss any issue you have with the duty crew



You can follow us on social media – both Twitter and Facebook

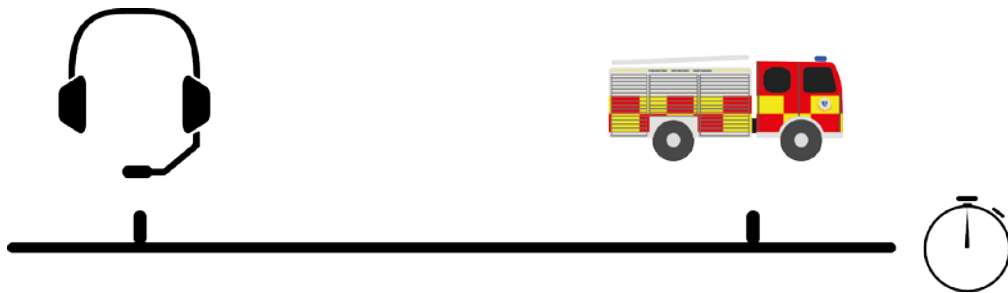


You can attend Fire Authority meetings; dates available on our website

Proposal 1: How should we measure the time taken to respond to an incident?

What we currently do:

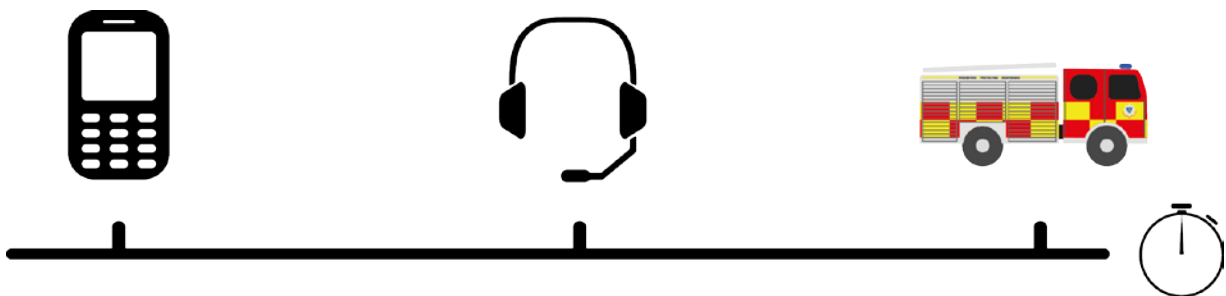
- Our standard measures an *attendance time*
- An *attendance time* is measured from the time a Control operator alerts the crews at a fire station to the arrival of a fire engine at the incident



Or

Proposal for change:

- An alternative is that the standard measures *response times*
- A *response time* is measured from the time the **call is received by Control** to the time a fire engine arrives at the incident



What would the proposal mean for the people of Royal Berkshire?

- Measuring *response times* would be a clearer measure that starts the clock running from the moment a caller dials 999.
- This aligns with the DCLG definition of a **response time**.

Proposal 2: What types of incidents should we report on?

What we currently do:

- Our current attendance standard measures only those attendances to 'dwelling fires and road traffic collision (RTC) incidents'



Or

Proposal for change:

- The standard should include 'all emergency incidents'



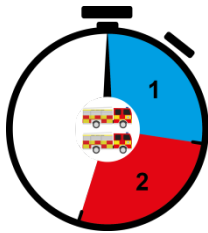
What would the proposal mean for the people of Royal Berkshire?

- Measuring 'all emergency incidents' would include all types of incidents, including flooding, rescues from height and chemical spills, as well as dwelling fires and road traffic collisions
- Measuring 'all emergency incidents' would reflect the changing nature of incidents occurring in Royal Berkshire and include new and emerging threats
- Measuring 'all emergency incidents' would give a more accurate reflection of what RBFRS does

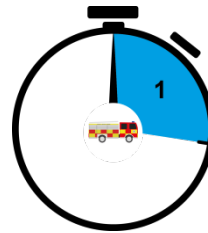
Proposal 3: How many fire engines should be measured in the response standard?

What we do currently:

- Our current measures: for dwelling fires, there is a two fire engine response standard and for RTCs a single fire engine response standard



Fires



RTCs

Or

Proposal for change:

- To be more consistent and align to the DCLG definition of a response standard, the response standard should measure the attendance of the first fire engine to arrive at an incident



What would the proposal mean for the people of Royal Berkshire?

- RBFRS will still send more than one fire engine including specialist support vehicles if the nature of the incident requires them. These are set by our **pre-determined attendances**, which designate the number of fire engines for each scenario.
- A single fire engine response standard applied to all incidents is more consistent and therefore, easier to understand than a number of multi-fire engine standards.
- It aligns RBFRS to the national DCLG definition of a response standard.

- Second and additional fire engine targets will be monitored internally.

Proposal 4: How should we express the reporting of our response standards?

What we do currently:

- Our internal performance monitoring systems measure the attendance times of the fire engines for each station. This tells us when we have not met our expected attendance times

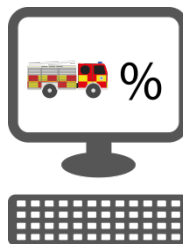


Or

Option for change:

- The response standard would be published as a **target** percentage, as this would create a more transparent and measurable reporting response standard
- This would be expressed as:

“ We will target our operational response activities to arrive at incidents within ‘X’ minutes on ‘Y’ % of occasions.”



What would the proposal mean for the people of Royal Berkshire?

- Publishing a target percentage provides transparent information for the public.
- Publishing a target percentage provides a clear measurable reporting standard for the public.
- By publishing a percentage target, **we are not changing our station locations, the number of fire engines and how they are crewed.**
- The tables below are based on our existing community risk management arrangements and shows our current response times (based on previous performance data from 2012-2014) across a range of times for the first fire engine arriving at dwelling fires and road traffic collisions.

Time for 1st fire engine to dwelling fire (in minutes)	8	9	10	11	12
How often we make this time (%)	60%	70%	77%	82%	85%

Time for 1st fire engine to Road Traffic Collisions (in minutes)	8	9	10	11	12
How often we make this time (%)	43%	52%	60%	68%	75%

* Tables relate to current attendance times plus an average call handling time of 90 seconds

- The table below is based on our existing community risk management arrangements and shows our predicted response times (based on previous performance data from 2012-2014) across a range of times for the first fire engine arriving at all incident types.

Time for 1st fire engine to all incident types (in minutes)	8	9	10	11	12
How often we make this time (%)	55%	65%	75%	80%	85%

* Table relates to current attendance times plus an average call handling time of 90 seconds

- By expressing the standard in this way we can clearly report our ongoing performance, and show any impacts and benefits future changes may have to our service based on our modelling data.
- The table above shows that whichever number and percentage is used, you will always get a fire engine when you need one. The variation in times is due to a number of factors that can include incidents in remote or rural areas, traffic congestion, difficult access, etc.

We value your feedback about these proposed changes to how we currently define and report our response standards. We also want to hear your view and ideas through this consultation about whether there is anything else we should consider in relation to these matters.

7. Next Steps

This consultation is part of the ongoing process of how we manage community risk in Royal Berkshire. The next stage in this process will be to develop the four key projects outlined in the Integrated Risk Management Plan 2015-19 and will look at some fundamental aspects of our service, including station locations, numbers of fire engines and shift patterns. These options will need to enable Royal Berkshire Fire Authority to balance its budget for the 2015-19 period.



**WOKINGHAM
BOROUGH COUNCIL**

Community Services

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Introduction to New Grounds Maintenance Service

Our new grounds maintenance contract with ISS Facility Services Landscaping is focussed on clear outcomes, which means an end to the “one-size-fits-all” approach of previous years. We are setting out clear objectives as to what this partnership will deliver. We have made a significant step forward in creating some challenging (although achievable) KPI’s (Key Performance Indicators). We have moved away from frequencies and dates for programmed works and shall instead focus our resources to where it is most needed, based on clear outcomes. Our new approach is in its early days, and we are constantly reviewing and managing how our partnership with ISS is performing. We will be looking at customer concerns and responding where they are legitimate as we move through our first growing season under this new system.

The most significant and obvious change relates to grass cutting, as follows;

Long Grass

Grass cutting will become far more targeted, and leads on something which we started last year;

- Large highway verges in both rural and urban areas will be left to establish into grassland habitats, but with grass cut regularly around the fringes to ensure grass doesn’t encroach onto pathways, roads or obstruct sight lines.
- Areas in our large parks will have increased areas of grassland with wide mown footpaths through them, similar to Cantley Park and Ashenbury Park last year.
- In smaller parks where there are woodland areas will we allow margins of grassland to develop instead of cutting right up to the park boundary.
- We will avoid cutting grass right up to the bases of trees and instead allow the grass to grow.
- The time saved will be used to focus on maintaining regular mown areas to a higher standard than the past, mainly sports pitches, play areas, cemeteries and other high use sites.

Wildflowers

In 2015 we experimented with 13 different wildflower seed mixes. This was a proven success introducing a variety of wildlife habits and improving the look of several areas across the borough.

- In 2016 you will continue to find wildflowers at Ashenbury Park (Woodley), Cantley Parkland (Wokingham), the Woosehill Spine Road, Winnersh Meadows and some highway verges across the borough.
- From 2017 we will start to increase the presence of wildflowers at selective sites by 10,000sq/m per year for 10 years.

Why is this happening?

- The National Pollinator Strategy details the decline of pollinating insects over the past 70 years, and offers some insight in reversing this trend which includes allowing grass and wildflowers to grow and complete lifecycles. This is especially important in more urban areas.
- Biodiversity 2020 also provides information relating to the decline of pollinators
- WBC held a consultation with our residents on the back of a difficult grass cutting season in 2014. This clearly identified that there should be greater attention given to high use sites which includes sports pitches and play areas.
- 2015 proved, through numerous compliments during our limited trial, how well received this change in approach has been and we decided to build on this positivity for 2016.

Ongoing monitoring and review

- We are aligning ourselves with various projects across the country, endorsed by many plant life organisations including; RHS, BBC Countryfile & Gardener's World, CPRE, Kew Gardens, Alan Titchmarsh's Road Verge Campaign etc.
- We will have experts from Reading University assess the sites for biodiversity throughout the year to inform future plans, which we hope to share at various forums.
- We hope to see a marked increase in pollinators together with an increase in flower-rich grasslands.
- Performance Officers will make regular checks across the borough to ensure we are striking the right balance of increased grassland areas and increasing the quality of mown grass sites.
- We will maintain a flexible approach to this, and where there is a genuine example of limited recreational access to green space we will ensure that this is rectified.

Thank you
Cleaner and Greener Services