

**Present:** The Vice Chairman, Mrs R Chandler-Wilde  
Councillor Jane Smewing - Henley Town Council (HTC)  
Councillor K George - Harpsden Parish Council  
Mrs J Bland  
Mrs J Clarke  
Mr D Whitehead  
Mr P Fleming  
Mr J Munro  
Mr P Reader  
The Deputy Mayor, Councillor Will Hamilton  
The Mayor, Councillor Julian Brookes

**In Attendance:** Mrs J Wheeler – Town Clerk

**Also Present:** 3 Members of the Public  
1 Member of the Press

In the absence of the Chairman, the Vice Chairman, Mrs R Chandler-Wilde, chaired the meeting.

**71. APOLOGIES**

Apologies for absence were received from the Chairman, Mr D Hinke and Councillors Sara Abey and M Plews (Harpsden). The Deputy Mayor, Councillor Will Hamilton, substituted for Councillor Sara Abey.

**72. DECLARATIONS OF INTEREST**

The Mayor, Councillor Julian Brookes, declared a pecuniary interest in agenda item 5, Parkside site.

**73. PUBLIC PARTICIPATION**

*Mr K Arlett, Elizabeth Road* – Mr Arlett noted that he had asked a question at Planning Committee, which the Chairman was unable to answer. He also stated that he had yet to receive an answer on the Community Infrastructure Levy for 116-118 Greys Road and raised the question of whether other sites with existing buildings would use the same loophole. Mr Arlett also felt that the Terms of Reference did not permit the Neighbourhood Plan Steering Group to co-opt

members. Mr Arlett asked for details on the affordable housing provision for each development

A Member replied that a registered provider would run the affordable housing. Further research into pricing would be carried out. The process was legally defined and developers had to find a registered provider as these were the only people allowed to provide social housing. Mr Arlett suggested that developers were contacted to see which registered provider they would be using

*Mr A Hersham, Fawley Court* – Mr Hersham gave an update on the Wyevale site. OCC Highways were positive and supportive of proposals. There may be a change of use for the site.

*Mr I Clarke, Cromwell Road* – Mr Clarke suggested that the 357 Reading Road site was used for small industrial units and that parking for sports was useful there.

#### **74. NOTES**

The Notes of the Neighbourhood Plan Steering Group held on 19 December 2016 were received and approved by the Vice Chairman, Mrs R Chandler-Wilde, as a true record.

#### **75. UPDATES FROM MEMBERS ON REVIEW OF NEIGHBOURHOOD PLAN SITES**

75.1 Thames Farm – There are two outstanding appeals on this site. There has also been an application for 4 houses in a barn on the site. The access for this site is very dangerous and there was concern that it was a forerunner to a further application for more housing on the field.

75.2 Youth Club – there has been no application for this site as yet. A Member has asked to speak to planning officers and suggested that it would be helpful for the Mayor and Deputy Mayor to write as well.

**Action:** *The Mayor and Deputy Mayor to write to SODC Planning to ask to meet officers.*

75.3 Highlands Farm – The full application for this is going in. There are concerns over the management of the community hub. It would be better to think of the facility as being for the community rather than sports clubs. A Member is trying to find out who the Registered Provider is. A management company will look after the green spaces but not the playing fields or community centre. Crest Nicholson may offer a sum to run the centre for 3 years, but it must be a viable concern.

75.4 Gillotts Field – a valuation of the access for this site is awaited.

75.5 Wilkins Yard – The owners now have a target date for this site.

75.6 Land West of Fairmile – The developers are ready to present to the Group on this site. A Member felt that traffic calming should be pursued.

75.7 Wyevale – A Member highlighted concern over the loss of workshops and felt that rents were too high for small businesses to survive.

75.8 Makower, 116-118 Greys Road – Planning permission has been granted for 17 units on this site, 5 of which will be affordable. This was the number stated in the JHHNP. Despite the decision to approve the application, a Member felt that the organised approach from the NPSG, Town Council and District Councillor had presented a solid front to the Planning Committee at SODC.

75.9 Jet Garage, 345 Reading Road – 22 affordable units were expected on this site, but will not be provided due to the nature of the development. However, the development of 309 Reading Road as starter homes will provide 23 affordable units.

75.10 Chilterns End – no update.

*The Mayor, Councillor Julian Brookes, left the room for the following item.*

75.11 Parkside –The application for this site is still under consideration.

A member raised concern over the Mount Ida site in Shiplake. This is for 7 units, so could be permitted. It was rejected as a site for the JHHNP and Harpsden and Shiplake Parish Councils have objected to the application.

A Member also asked about the request from SODC to put 40 Acre Field and Gillotts Field forward for development. It was confirmed that the Council had stated that they were not putting these sites forward.

## **76. PROGRESS REPORT**

Members noted the Progress Report.

A Member updated the meeting on the Neighbourhood Plan meeting for Parish Councils chaired by John Howell MP and attended by John Cotton. The Neighbourhood Plan will be reviewed when the Local Plan is updated. The review will require a referendum. Another Member felt that the land supply issue undermined the value of the Neighbourhood Plan. Government Policy does not fit with the Local Plan.

## **77. DATE OF NEXT MEETING**

The next meeting will be held on **Monday 6<sup>th</sup> March 2017** at 7.00 pm. A further date was agreed for Monday 17<sup>th</sup> April, but this is Easter Monday and will be revised at the next meeting.

The meeting closed at 8.20pm.

ca

Chairman