

**THATCHAM TOWN COUNCIL**  
**Minutes of a Meeting of the**  
**Planning and Highways Committee**  
**held on Tuesday 10<sup>th</sup> December 2024 at 19:00hrs**  
**in the Council Chamber, Brownsfield Road, Thatcham**

Present: Councillor Simon Pike (Chairman)  
 Councillors Mark Lillycrop, Dave Lunn, Jay Lunn and Tom McCann

In attendance: James Pye (Place Manager)  
 Atul Hindocha (Owner, Newbury Leisure Park)

**PH/2024/103 APOLOGIES FOR ABSENCE**

Apologies for absence were received from Councillors Justin Pemberton and Val Watts.

**PH/2024/104 DECLARATIONS OF INTEREST**

There were no declarations of interest.

**PH/2024/105 NEWBURY LEISURE PARK- PRESENTATION BY ATUL HINDOCHA**

Atul Hindocha presented to the Committee a proposal for redevelopment of the former Newbury Leisure Park site for residential use, providing background to the proposal.

*Committee thanked Mr Hindocha for his informative presentation, and he left the meeting*

**PH/2024/106 MINUTES**  
**RESOLVED**

that the Minutes of the meeting held on 19<sup>th</sup> November 2024, having been previously circulated, be taken as read, confirmed and signed as an accurate record.

The Place Manager advised that West Berkshire Council were yet to respond to an enquiry in relation to works within Thatcham High Street, at the former NatWest bank, with the contractor using access and egress through a dismantled brick wall from the A4 London Road.

**PH/2024/107 PLANNING APPLICATIONS**

Committee considered the following planning applications:

24/02440/HOUSE	76 Burys Bank Road, Crookham Common	Single storey extension, first floor extension, new driveway and garage/car port <b>RESOLVED: No objections- based on covenant for protection to not convert garage/car port in future</b>
24/02371/FUL	The Paddocks, Crookham House, Crookham Hill	Demolition of existing dwelling and erection of replacement dwelling <b>RESOLVED: No objections- based on highways condition for safe vehicle access onto Crookham Hill</b>

**PH/2024/108 DECISION NOTICES**

Committee noted Thatcham related planning decisions published since the last meeting of this Committee.

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**PH/2024/109      ADDITIONAL BUS SHELTERS**

The Place Manager advised that West Berkshire Council had now confirmed that Thatcham Town Council would receive a grant of £47,604.37 for the installation and maintenance of six new bus shelters within the town, as part of the Bus Shelter Improvement scheme. The grant included maintenance costs for 5 years and four of the shelters would have grass roofs. Locations for the new shelters, as discussed at previous meetings, noted as; Flagstaff Square southbound (green roof), Braemore Close westbound (green roof), Nevil Court westbound, Glebelands westbound, Garden Centre Pound Lane eastbound (green roof) and Paynesdown Road westbound (green roof).

**PH/2024/110      THATCHAM NEIGHBOURHOOD DEVELOPMENT PLAN**

Councillor Pike updated the Committee on what stage the Thatcham Neighbourhood Development Plan was at, including positive feedback received from the first meeting of interested participants and that the Town Council was seeking people to join Working Groups, of which there would be five;

- Housing and urban environment (including NE Thatcham)
- Rural environment (including Crookham and Crookham Common)
- Economy (including town centre and Colthrop)
- Community (e.g. healthcare and education)
- Transport (both public transport and road network)

**PH/2024/111      WEST BERKSHIRE LOCAL PLAN REVIEW 2022-2039**

**RESOLVED**

Councillor Pike provided an update on the Local Plan Review 2022-2039. that Councillor Pike to prepare a draft response to the Inspector's current consultation, for consideration at the next meeting of this Committee.

**PH/2024/112      PLANNING MATTERS**

There were no planning matters arising since publication of the agenda.

**PH/2024/113      TRAFFIC MANAGEMENT / HIGHWAYS / ROAD SAFETY MATTERS**

Place Manager advised that a Traffic Road Order had been received for roads in the vicinity of Francis Baily School and that during certain times, parking within the roads identified was prohibited.

There being no further business the Chairman declared the meeting closed at 20:06hrs.

Signed: \_\_\_\_\_

Date: \_\_\_\_\_