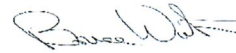


To all members of Planning & Highways Committee

Notice is hereby given and you are summoned to attend a meeting of the Planning and Highways Committee on Wednesday 11th October 2023, at the School Green Centre, RG2 9EH, commencing 19.30



Bruce Winton
5th October 2023

Members: Cllrs Boyer, Grimes, Hoyle, Jahromi, James, Lias, Masseron, Peer & Tatla

Agenda

1. Public Questions

- 1.1 To **RECEIVE** and **CONSIDER** public questions

2. Apologies and declaration of members' interests

- 2.1 To **RECEIVE** and **CONSIDER** approval of apologies for absence
2.2 To **RECEIVE** members' declarations of interest

3. Minutes of the previous meeting

- 3.1 To **RECEIVE** and **APPROVE** the minutes of 13th September 2023 as a correct record of the meeting and to authorise the Chairman to sign the same *
3.2 To **CONSIDER** matters arising from the minutes

4. Schedule of Deposited Plans

- 4.1 Planning applications are being reviewed weekly. Plans deposited following the most recent Thursday planning email which require urgent attention will be forwarded as received

5. Appeals

- 5.1 To **RECEIVE** and **CONSIDER** planning inspectorate appeals relating to Shinfield Parish* (<https://acp.planninginspectorate.gov.uk/CaseSearch.aspx>)

6. Enforcement Notices

- 6.1 To **RECEIVE** and **NOTE** the Closed Enforcements table* (for information only)
6.2 To **RECEIVE** and **NOTE** the Outstanding Enforcements table* (for information only)

7. Highways, Street Lighting and Footpath Matters

- 7.1 To **RECEIVE** and **CONSIDER** a verbal update on Highways, Street Lighting and Footpath Matters*
- 7.2 To **RECEIVE** and **CONSIDER** a verbal update from the Clerk on the assessment of streetlamps in the Parish

8. Renewal of Neighbourhood Development Plan

- 8.1 To **RECEIVE** and **CONSIDER** the process for renewing and updating the Neighbourhood Development Plan

9. Correspondence

- 9.1 To **RECEIVE** and **CONSIDER** the proposed plans for the Natural History Museum access road*
- 9.2 To **RECEIVE** and **NOTE** the Traffic Regulation Order to introduce a 7.5T weight limit restriction at Back Lane, Spencers Wood*
- 9.3 To **RECEIVE** and **NOTE** the Traffic Regulation Order for a reduction in the speed limit from 40mph to 30mph on Church Lane, Basingstoke Road, Hyde End Lane, Hyde End Road, Tabby Drive and Beech Hill Road*
- 9.4 To **RECEIVE** and **NOTE** the approval of Finchampstead Neighbourhood Plan

10. Future Meetings

- 10.1 To **NOTE** the next meeting of the Planning & Highways Committee meeting is Wednesday, 8th November 2023

* indicates papers attached

** indicates papers to follow



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Minutes of a meeting of
Planning & Highways Committee
Held on Wednesday 13th September 2023
At School Green Centre commencing at 19.30

Present: Cllrs Boyer, Grimes, Jahromi, James, Lias, Masseron, Peer (Chair) & Tatla

Attending: B Winton (Clerk)
 S Herring (Deputy Clerk)

3 members of the public

23/PC/90

Public Questions

90.1 There was a public question regarding Planning Application 231885 - The Haulage Yard Land Adjacent to Bramble Cottage at 183 Hyde End Road Hyde End Road Spencers Wood RG7 1BU

Two members of the public outlined the following concerns regarding this planning application:-

- Limbs on trees with Tree Preservation Orders (TPOs) had been removed but nobody was accepting responsibility
- The plot was within the Designated Emergency Planning Zone (DEPZ)
- Owners had extended the driveway and gate onto unadopted land and highways land
- The proposed development was also in countryside land as designated by WBC and outside the development zones of the Neighbourhood Plan

Members advised them to express their concerns by responding to the planning application via the Wokingham Borough Council (WBC) portal. Shinfield Parish Council (SPC) would be making their own response to the application in respect of the Neighbourhood Plan.

2 members of the public left the meeting

23/PC/91

Apologies and declarations of Members' Interest

- 91.1 There were no apologies for absence
- 91.2 There were no declarations of members' interests.

23/PC/92

Minutes of the Previous Meeting

- 92.1 The minutes of the committee meeting of 9th August 2023 were approved and signed as such by Cllr Peer

Proposed: Cllr Masseron
Seconded: Cllr Peyman
Approved: Unanimously

92.2 **Actions and Matters Arising**

- 23/PC/83.2 Assessment of streetlamps to be carried forward to the next meeting
23/PC/71.2

This was on the Agenda at Item 7.2

- 23/PC/83.2 Clerk to investigate the builder's rubble that had been deposited on
23/PC/71.2 the cycleway near the M4 to be carried forward to the next meeting

The Clerk reported that he had not yet been able to follow up on this issue.

ACTION – To be carried forward to the next meeting

- 23/PC/83.2 Clerk to ask WBC to explain the 'Other' comment that appears on the
23/PC/74.1 list of Closed Enforcement Notices

The Clerk advised that the Deputy Clerk had raised this with Wokingham Brough Council who had responded that "Other" meant that either the matter had been referred to another part of WBC or the situation was being monitored but not directly enforced. Therefore:

RFS/2023/088187 – had been combined with another live case on the site

RFS/2023/088262 – the case had been passed to the highways team as the land is highways owned

RFS/2023/088284 – the case had been passed to the Strategic Development Location team

The Clerk asked if there was any further follow up members would like to see

ACTION –

- Clerk to ask WBC to identify who was dealing with each issue
- Clerk to raise with other local Clerks

23/PC/83.2 Cllr Masseron to make an initial contact with Nigel Frankland (UoR) to
23/PC/75.1 see if a crossing was planned on the Arborfield Road

Cllr Masseron reported that she was still waiting for a response from Nigel Frankland (UoR)

ACTION – To be carried forward to the next meeting

23/PC/83.2 Cllr Masseron to discuss a potential crossing on the Arborfield Road
23/PC/75.1 with the Clerk and WBC

Cllr Masseron and the Clerk were awaiting a response from Nigel Frankland (UoR) before meeting

ACTION – To be carried forward to the next meeting

23/PC/83.2 Clerk to follow up with Nigel Frankland, UoR regarding creating a gap
23/PC/75.1 in the fence at the Arborfield Road end of the new footpath that runs to Millworth Lane or to display a sign at the Millworth Lane end to inform users that there was no exit at the end of the path

The Clerk had written to Mr Frankland but had not received a response as Mr Frankland was currently on holiday.

ACTION – To be carried forward to the next meeting

23/PC/83.2 Deputy Clerk to add to the agenda of the Full Council meeting on 23rd
23/PC/77.1 August the Spencers Wood Solar Farm Community Fund draft deed

This had been done

23/PC/83.2 Clerk to request that the Highways Department, WBC, continues to
23/PC/79.1 assess the impact on residents on the opposite side of the road to the yellow lines and ensure that enforcement is in place

The Clerk had made this request.

23/PC/83.2 Clerk to investigate the cost of enforcement with WBC (as in the item
23/PPC/79.1 above)

The Clerk had not followed this up with WBC to date but would do so if Members still requested. Members agreed that they would make a decision on enforcement once the cost was known.

ACTION – Clerk to investigate the cost of enforcement with WBC

23/PC/83.2 Clerk to share slides from the WBC meeting with members once
23/PC/79.2 received

Although notes were promised as a follow up action during the meeting none have been forthcoming. The Clerk felt that when discussed in July an adequate summary of the meeting had been relayed to the members who were not present.

23/PC/83.2 Clerk to contact WBC and request for offset gates to be installed at the
23/PC/79.3 point where the path connects Skylark Way and Parker Close

The Clerk had made this request to WBC and would following up with the other traffic issues he had raised with them.

23/PC/87.1 Clerk to meet with Cllr Masseron and the Shinfield Volunteers Liaison
Representative to discuss a way forward for footpath 22a with WBC
and the landowner

ACTION – Clerk to arrange meeting

23/PC/87.1 Clerk to request WBC install direction signage on footpath 22a

This had not yet been actioned

ACTION – Clerk to arrange meeting

23/PC/87.2 Deputy Clerk to liaise with the Shinfield Volunteers Liaison
Representative regarding the printing of the walk leaflets

The Deputy Clerk had located the original documents and had requested they be sent to SPC. Once they were retrieved the necessary updates could be made and an alternative printer found.

ACTION – Deputy Clerk to continue to chase the original documents

23/PC/87.2 Deputy Clerk to arrange for QR codes to be created so they could be
added to the leaflets

It was planned to add QR codes that would allow anyone with a leaflet to link back to SPC's website for additional information on footpaths and walks once the original documents were in their possession.

ACTION – Deputy Clerk to arrange for QR codes to be added to the walks leaflets

- 23/PC/87.2 Shinfield Volunteers Liaison Representative to bring an updated 'parish' map to the committee once this had been completed

This was ongoing

ACTION – Clerk to follow up with the SPC Volunteer Liaison Representative

- 23/PC/87.2 SPC to maintain a register of issues relating to footpaths

The Clerk advised that he would take Cllr Masseron's reports, Ramblers' updates and any other issues raised by members of the public etc regarding footpaths and maintain an ongoing register. In time, this would develop a history of the footpaths.

This would be an ongoing item

- 23/PC/88.4 Moving Traffic Offences application approved by the Department for Transport to be brought to the attention of the Traffic Working Party when discussing the bus gate

This had been done

- 23/PC/88.6 Deputy Clerk to accept the invitation on behalf of the Committee and invite the Natural History Museum – Thames Valley Science Park to the meeting of the committee on 13th September

Three representatives from the Natural History Museum/Thames Valley Science Park attended prior to the start of the meeting to present their proposed plans prior to submission of their planning application. It was planned to submit the application in November 2023 and would take two and a half to three years to build. One third of their collection was planned to be moved into the store by 2031. They currently had two sites, one in South Kensington, London and one in Tring, Hertfordshire. They explained that this would be a very technical building, with temperature and humidity control, to store some very precious collections. They were currently working with the UoR for a planning application for an access road.

Some of the points they had taken for consideration into the project were:-

- Sustainable modes of transport
- Small work force, anticipated 118 maximum staff
- Working with ecologists to protect the bio-diversity of the area and the ancient woodlands to either side
- Car parking for 86 vehicles
- Amenity site at the rear for staff and the public
- The building would be four stories high, but no higher than the surrounding trees

- There would be a small area at the front of the building for display purposes
- They were aware of a Thames Valley sewer and high pressure gas mains underground and were advised about previous issues elsewhere in the science park

They were holding a public consultation at the Thames Valley Science Park on 14th September.

23/PC/93

Schedule of Deposited Plans

93.1

231885 - The Haulage Yard Land Adjacent to Bramble Cottage at 183 Hyde End Road Hyde End Road Spencers Wood RG7 1BU

The Clerk confirmed that SPC had asked for and been granted an extension to allow consideration of the application at this meeting and make comments to WBC. Following concerns raised by two members of the public at the beginning of the meeting, Members requested the Clerk to draft a response for comment by members prior to submitting SPC's comments to WBC.

ACTION – Clerk to draft a response to PA231885 and circulate to members for comment

93.2

223287 - University of Reading northern pitches

Cllr Clarke relayed the views of the Facilities Committee who had also discussed this application. After much discussion it was agreed to support the application for two junior sized pitches as they would be of great benefit to sports provision in the parish. Although traffic and parking were identified as problematic, it was noted that there would be a reasonable sized car park included at High Copse Pavilion and as it was anticipated that SPC would be managing the site, once complete, SPC could facilitate the organisation of parking through dialogue with the sports clubs.

Proposed: Cllr Grimes
Seconded: Cllr Tatla
Approved: by majority

ACTION –

- Clerk to respond to WBC that SPC would support PA223287
- Deputy Clerk to add to the Facilities Committee agenda an item to consider how to obtain a rugby pitch at the High Copse site

93.3

231437 – Carney's Yard

As at 25th August, WBC were drafting an enforcement notice in relation to the refusal of retrospective planning permission; this had to go through various internal processes (including review by their legal team) and would take around 1 month before it was served.

The applicants were entitled to an appeal, and they would also have the opportunity to appeal any enforcement notice that was served.

WBC reported that they had drafted an enforcement notice that was being checked through their internal systems. This would be issued once the checks had taken place.

ACTION – Clerk to keep a check of the status of the enforcement

23/PC/94

Appeals

94.1

The Clerk advised that there had been no changes to this list since the previous report.

23/PC/95

Enforcement Notices

95.1

Closed Enforcement Notices

Two items were historical, 3 deemed to have no breach, 2 have resulted in voluntary compliance and 1 has submitted a retrospective planning application. One penalty charge notice had been issued.

Members noted the contents of the report and queried what the acronym 'PCN' referred to.

ACTION – Clerk to request a list of acronyms from WBC

95.2

Live Enforcement Notices

Members noted the contents of the report that had previously been circulated.

New Cases:

- Bottom 1st page – Erection of fence more than 2m high
- 2nd Bottom 2nd page – raising level without PP
- Bottom 2nd page – works extending beyond boundary line
- 3rd bottom 3rd page – Trees felled under TPO
- Last item 4th page – Front wall not in accordance with approved plans

96.1 Footpath matters

Cllr Masseron had circulated a detailed report and highlighted the following:

- Footpath 20 – a wider pedestrian improvement was going out to tender and anticipated being completed by April 2024. Direction signs along the footpath had been completed.
- Footpath 4 – work on the new cycleway had commenced and would include a link to footpath 3. The kissing gate would be moved to an alternative location.
- Footpath 7 – the Heras fencing had been removed and the path was waiting to be surfaced. The Ramblers had removed the foliage that was blocking the path. Unfortunately, the end of the path that joins the Arborfield Road at Parrott Farm did not end directly opposite Langley Mead as anticipated. The UoR had not yet responded to a request for a crossing at this point.
- Footpath 16 – The sign and noticeboard had been moved at the end of the path greatly improving access.
- Footpath 28 – the Ramblers were working hard removing overgrown foliage.
- Footpath 17 – the fence along one side had now been removed and the Ramblers had cleared the residual overgrowth. The contractors for mowing Deardon Field have now agreed to include this part of the footpath.

The Chairman thanked Cllr Masseron for her report.

96.2 Update on Streetlamps

The Clerk advised that this work was progressing albeit slowly. To date, he had not identified any specific cause for concern, but he would also give consideration to the impact on cycle routes in the process (although any changes would only relate to 00.30 to 05.00).

ACTION –

- Clerk to complete the work in progress

96.3 Beke Avenue

Cllr Lias raised a question regarding the pedestrian crossing on Beke Avenue.

The Clerk advised that work had stopped on this road for a period but had resumed again specifically on the footpath from the roundabout at Hollow Lane along Beke Avenue.

The Clerk advised that, as requested at Full Council, he had begun to analyse traffic on Footpath 11 as it crosses Beke Avenue. So far, he had observed 349 transits of the footpath predominantly at school start and finishing times. Of these 195 were adult and child parties (55.9%) and 126 adult only (36.1%). Of the remaining 28 child only transits (8.0%) these were children either attending Oakbank or older junior school children. The Clerk observed that, apart from around school start and finish times foot traffic was relatively low.

It was recognised that there would probably be some change in pedestrian patterns once Lidl was opened, and although this was still a relatively small sample on what had been observed, the concerns over crossing Beke Avenue may not be as severe as they were anticipated.

It was suggested that the Traffic Working Party considers whether to ask the developer to build a crossing while working on the road.

ACTION – Clerk to report back at the next meeting

23/PC/97

Correspondence

97.1 Information relating to work planned for Fibre Optic Network Build in the Parish

The Clerk and Deputy Clerk had met with the Contracts Manager for Lanes who will be carrying out the fibre optic network build within the parish. He had set out the general plan and advised that he would provide a more detailed timetable but unfortunately this had not been forthcoming. While much of the work would be carried out with minimal impact, he advised that the main fibre optic junction box would be installed on Church Lane which would require temporary traffic lights.

ACTION – Clerk to feedback on any updates

- 97.2 Consultation on Wokingham Borough Council's draft Statement of Community Involvement

Members noted the draft Statement of Community Involvement and specifically felt that the wording on Page 20, paragraph 7.16 should be amended to "We will" rather than "We may" as town and parish councils were an important conduit to their engagement.

ACTION – Clerk to respond to WBC specifically paragraph 7.16

- 97.3 In response to the above consultation members felt that SPC should revisit their Neighbour Plan to see if an update was required. The DEPZ could be an area to strengthen no further development.

ACTION –

- **Members to consider the Neighbourhood Plan before the next meeting of the committee**
- **Clerk to add to the next agenda of the committee**

23/PC/98

Date of the next meeting

- 98.1 The date of the next meeting will be on Wednesday, 11th October 2023

The meeting ended at 21:34

List of Actions

23/PC/92.2 23/PC/83.2	Clerk to investigate the builder's rubble that had been deposited on the cycleway near the M4 to be carried forward to the next meeting	Clerk
23/PC/92.2 23/PC/83.2	1) Clerk to ask WBC to identify who was dealing with each issue under 'Other' on the Enforcement Notices	Clerk
23/PC/92.2 23/PC/83.2	2) Clerk to raise the above issue with other local Clerks	Clerk
23/PC/92.2 23/PC/83.2	3) Cllr Masseron to make an initial contact with Nigel Frankland (UoR) to see if a crossing was planned on the Arborfield Road	Cllr Masseron
23/PC/92.2 23/PC/83.2	4) Cllr Masseron to discuss a potential crossing on the Arborfield Road with the Clerk and WBC	Cllr Masseron & Clerk
23/PC/92.2 23/PC/83.2	5) Clerk to follow up with Nigel Frankland (UoR) regarding creating a gap in the fence at the Arborfield Road end of the new footpath that runs to Millworth Lane or to display a sign at the Millworth Lane end to inform users that there was no exit at the end of the path	Clerk
23/PC/92.2 23/PC/83.2	6) Clerk to investigate the cost of enforcement with WBC	Clerk
23/PC/92.2 23/PC/87.1	1) Clerk to arrange a meeting with Cllr Masseron and the Shinfield Volunteer Liaison Representative to discuss a way forward for footpath 22a with WBC and the landowner	Clerk
23/PC/92.2 23/PC/87.1	2) Clerk to request WBC to install direction signage on footpath 22a	Clerk
23/PC/92.2 23/PC/87.2	1) Deputy Clerk to continue to chase the original walks leaflets with the UoR	Deputy Clerk
23/PC/92.2 23/PC/87.2	2) Deputy Clerk to arrange for QR codes to be added to the walks leaflets	Deputy Clerk
23/PC/92.2 23/PC/87.2	Clerk to follow up with the Shinfield volunteers Liaison Representative an updated 'parish' map once this had been completed	Clerk
23/PC/93.1	Clerk to draft a response to PA231885 and to circulate to members for comment	Clerk
23/PC/93.2	1) Clerk to respond to WBC that SP would support PA223287	Clerk

23/PC/93.2	2) Deputy Clerk to add to the Facilities Committee agenda an item to consider how to obtain a rugby pitch at the High Copse site	Deputy Clerk
23/PC/93.3	Clerk to keep a check of the status of the enforcement relating to Carney's Yard	Clerk
23/PC/95.1	Clerk to request a list of acronyms on the 'closed enforcement notices' from WBC	Clerk
23/PC/96.2	Clerk to complete the work in progress on streetlamps	Clerk
23/PC/96.3	Clerk to report back at the next meeting regarding Beke Avenue	Clerk
23/PC/97.1	Clerk to feedback on any updates in relation to the planned work for Fibre Optic Network Build in the Parish	Clerk
23/PC/97.2	Clerk to respond to WBC on the consultation on WBC's draft Statement of Community Involvement, specifically paragraph 7.16	Clerk
23/PC/97.3	1) Members to consider the Neighbourhood Plan before the next meeting of the committee	Cllrs
23/PC/97.3	2) Clerk to add to the next agenda of the committee – SPC Neighbourhood Plan	Clerk

Planning Inspectorate Appeals for RG2 & RG7 within Shinfield Parish as at :-

5th October 2023

Item 5.1

Case Reference	Site Address	Post Code	Case Type	Linked	PA	Status	Decision Date	Comments
APP/X0360/W/23/3320252	25 Newlands Close, Shinfield	RG2 9LG	Planning (W)		230315	2		SPC felt the original application for a new fence was too tall.
APP/X0360/C/23/3314060	Uplands, Basingstoke Road READING	RG7 1AP	Enforcement Notice	L2	222052	2		
APP/X0360/W/22/3309384	Uplands Basingstoke Road READING	RG7 1AP	Planning (W)	L2	222052	2		
APP/X0360/W/22/3296611	1 Westlands Avenue READING	RG2 8EB	Planning (W)		220104	3	10/08/2022	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/21/3274461	12 Coningham Road READING	RG2 8QP	Planning (W)		202984	3	01/09/2021	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/19/3228974	12 Cutbush Lane West READING	RG2 9AH	Planning (W)		190152	3	07/09/2021	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/22/3303625	14 Coningham Road READING	RG2 8QP	Planning (W)		221225	3	02/02/2023	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/D/17/3171035	15 Deardon Way READING Berkshire	RG2 9HE	Householder (HAS)		163279	3	23/05/2017	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/D/18/3132970	2 Kendal Avenue READING	RG2 9AR	Householder (HAS)		173001	3	16/02/2018	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/D/20/3247817	8 Pattinson Road READING	RG2 8QJ	Householder (HAS)		193231	3	02/07/2020	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/17/3173465	Culverwood, Shinfield Road READING	RG2 9BE	Planning (W)		162495	3	05/09/2017	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/17/3172028	Land adjacent to Grange Lodge Shinfield	RG2 9AL	Planning (W)		163561	3	19/07/2017	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/22/3297923	Land Adjacent to lane End House Shinfield	RG2 9BB	Planning (W)		213681	3	20/12/2022	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/21/3269790	Land at Croft Road Spencers Wood Shinfield	RG2 9EY	Planning (W)		203108	3	25/06/2021	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/D/19/3222049	Leyland Gardens Reading Berkshire	RG2 9AN	Householder (HAS)		181780	3	01/08/2019	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/21/3275086	Willow Tree House Brookers Hill READING	RG2 9BX	Planning (W)		203560	3	18/02/2022	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/D/22/3303676	Istana, Lambs Lane READING	RG7 1JB	Householder (HAS)		201752	3	02/02/2023	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/22/3298797	2 Grovelands Road READING	RG7 1DP	Planning (W)		214165	3	07/11/2022	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/22/3290427	Land rear of 182 Hyde End Road Spencers Wood	RG7 1DG	Planning (W)		212507	3	23/02/2023	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/21/3271017	David Hearn Motor Engineers Reading	RG7 1BA	Planning (W)		201557	3	03/09/2021	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/21/3269974	30 Grazeley Road Reading	RG7 1BJ	Planning (W)		201629	3	31/08/2021	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/20/3258638	Land at Carney's Yard, opposite Puleyn Transport Yard READING	RG7 1HB	Planning (W)		200596	3	11/01/2021	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/19/3240232	Land rear of Diana Close Spencers Wood Berkshire	RG7 1HP	Planning (W)		171004	3	01/02/2021	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/19/3230479	Land adjacent to Eventide Three Mile Cross	RG7 1HD	Planning (W)		183198	3	07/10/2019	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/D/19/3221827	Derydene, Basingstoke Road READING	RG7 1AL	Householder (HAS)		181100	3	25/04/2019	WBC refused PA. Developers Appeal to PI was dismissed

Case Reference	Site Address	Post Code	Case Type	Linked	PA	Status	Decision Date	Comments
APP/X0360/W/18/3211871	182 Hyde End Road READING	RG7 1DG	Planning (W)		181676	3	07/03/2019	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/18/3204770	Shinfield Court, Church Lane Wokingham Berkshire	RG7 1HB	Planning (W)		171916	3	13/11/2018	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/18/3199728	Land at Lambs Lane and Beech Hill Road Spencers Wood Berkshire	RG7 1JB	Planning (W)		172495	3	08/01/2019	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/17/3186553	Mallards, Basingstoke Road READING	RG7 1AD	Planning (W)	L1		3	12/12/2018	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/17/3183251	Etudieltavijus, Sussex Lane READING	RG7 1BY	Planning (W)		163635	3	05/03/2018	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/17/3174092	Floyers Barn Wokingham	RG7 1DL	Planning (W)		162924	3	18/10/2017	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/17/3172361	R/O 27-29 The Square Spencers Wood	RG7 1BS	Planning (W)		163287	3	19/07/2017	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/17/3169553	Lambs Farm Business Park READING	RG7 1PQ	Planning (W)		162594	3	28/06/2017	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/16/3161433	219a Hyde End Road SPENCERS WOOD	RG7 1BU	Planning (W)		160982	3	25/05/2017	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/16/3152152	24 Fawn Drive READING	RG7 1WL	Lawful Development Certificate		160876	3	22/02/2017	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/C/17/3186555	Mallards, Basingstoke Road READING	RG7 1AD	Enforcement Notice	L1	NA	3	12/12/2018	WBC issued enforcement notice. Developer appealed. Enforcement notice upheld
APP/X0360/W/22/3298882	Woodside & Wayside House Reading	RG2 9BE	Planning (W)		211578	3	07/02/2023	WBC refused PA. Developers Appeal to PI was dismissed
APP/X0360/W/22/3311543	Parkside House Lambs Lane READING	RG7 1JE	Planning (W)		222478	4	23/05/2023	WBC refused PA. Developers Appeal was upheld. Change of use of land to residential and erection of detached building to house domestic
APP/X0360/C/16/3153193	Paddocks Reading Berks	RG7 1NG	Enforcement Notice		161915	4	02/07/2018	garaging and ancillary storage with first floor games room WBC issued enforcement against change of use with planning permission. Appeal was allowed and enforcement notice quashed. Planning permission granted for 3 years
APP/X0360/W/19/3235895	Land south of Reading Road and Arborfield Road Shinfield Berkshire	RG2 9EA	Planning (W)		181631	4	06/01/2020	WBC refused PA. Developers Appeal was upheld. SANG was built
APP/X0360/W/19/3238203	Land to the south of Cutbush Lane Shinfield Berkshire	RG2 9AG	Planning (W)		181499	4	10/03/2020	WBC refused PA. Developers Appeal was upheld. 249 dwellings south of Cutbush Lane
APP/X0360/W/22/3303884	Parrot Farm Shingfield Wokingham	RG2 9EA	Planning (W)		213156	4	28/03/2023	WBC refused PA. Developers Appeal was upheld. Change of use permitted
APP/X0360/W/22/3304042	Land west of Kingfisher Grove Reading Berkshire	RG7 1LZ	Planning (W)		201002	4	31/01/2023	WBC refused PA. Developers Appeal was upheld. 49 homes at Kingfisher Grove
APP/X0360/W/19/3223579	Berkshire Caravans READING	RG7 1HB	Planning (W)		182831	4	18/06/2019	WBC refused PA. Developers Appeal was upheld. Change of use to caravan storage and sale was permitted
APP/X0360/D/18/3215332	Parkside House, Lambs Lane READING	RG7 1JE	Householder (HAs)		182015	4	30/01/2019	WBC refused PA. Developers Appeal was upheld. 2 storey side extension permitted
APP/X0360/W/18/3204133	Land at Parklands Spencers Wood Wokingham	RG7 1AS	Planning (W)		171737	4	28/02/2019	WBC refused PA. Developers Appeal was upheld. 55 dwellings at Parklands
APP/X0360/W/18/3203707	Hartley Court Farm, Hartley Court Road READING	RG7 1NH	Planning (W)		162923	4	01/07/2019	WBC refused PA. Developers Appeal was upheld. Change of use agricultural building to office & storage permitted
APP/X0360/W/16/3159579	Mallards, Basingstoke Road READING	RG7 1AD	Planning (W)		161522	4	09/02/2017	WBC refused PA. Developers Appeal was upheld. Extended post office and retail with flat above permitted

Case Reference	Site Address	Post Code	Case Type	Linked	PA	Status	Decision Date	Comments
APP/X0360/W/15/3097721	Land at Stanbury House Spencers Wood	RG7 1AJ	Planning (W)		O/2014/2101	4	18/09/2018	WBC Failed to give notice in time. Developers Appeal to PI was allowed. 57 homes at Stanbury House
APP/X0360/W/21/3282034	12 Coningham Road READING	RG2 8QP	Planning (W)		NA	5	NA	Appeal was withdrawn
APP/X0360/W/19/3235522	22 Cutbush Lane West READING	RG2 9AH	Planning (W)		NA	5	NA	Appeal was withdrawn
APP/X0360/W/21/3267866	Land at and to the Rear of Willow Tree House READING Berkshire	RG2 9BX	Planning (W)		NA	5	NA	Appeal was withdrawn
APP/X0360/W/17/3191447	Land at the Manor Shinfield Berks	RG2 9BX	Planning (W)		NA	5	NA	Appeal was withdrawn
APP/X0360/W/18/3215339	Land at Lambs and Beech Hill Road Spencers Wood Berkshire	RG7 1JE	Planning (W)		NA	5	NA	Appeal was withdrawn
APP/X0360/W/18/3206531	Land at Lambs Farm, Back Lane SWALLOWFIELD	RG7 1PQ	Planning (W)		NA	5	NA	Appeal was withdrawn
APP/X0360/W/15/3129177	SHINFIELD LODGE THREE MILE CROSS	RG7 1HB	Planning (W)		NA	5	NA	Appeal was withdrawn

KEY
1 = New case not previously report
2 = Case in progress
3 = Complete - WBC original decision upheld
4 = Complete - WBC original decision overturned
5 = Complete - Appeal withdrawn
Lx = Linked cases
xxx = Indicates changed since previous report

Reference	Address	Case Detail	Closed Date	Closure Reason
RFS/2022/087811	Land West Of, Beech Hill Road, Spencers Wood, Reading, RG7 1HL	possible breach of landscape condition and s106 agreement	20 September 2023	Not expedient
RFS/2023/088327	253 Shinfield Road, Shinfield, Wokingham, RG2 8HF	loft conversion big roof extension right along all the roof	27 September 2023	
RFS/2023/088430	253 Shinfield Road, Shinfield, Wokingham, RG2 8HF	Erection of outbuilding in the rear garden without PP with extension	27 September 2023	
RFS/2023/088431	253 Shinfield Road, Shinfield, Wokingham, RG2 8HF	Use of outbuilding in the rear garden approved as CLE/2009/2983 being	27 September 2023	
RFS/2023/088527	Gravelly Bridge Farm, Gravelly Green Road, Grazeley, Reading, RG7 1LG	Works extended beyond boundary line	28 September 2023	
RFS/2023/088553	33 St Barnabas Road, Shinfield, Wokingham, RG2 8EE	break down business being operated w/o pp	4 September 2023	Other
RFS/2023/088554	20 Martyn Crescent, Shinfield, Wokingham, RG2 9WF	Large structure in rear garden close to fence possibly not PD	22 September 2023	Voluntary compliance
RFS/2023/088612	Jardine Meadows, Croft Road, Shinfield, RG7 1YP	Felling of trees with Tree Preservation Orders	12 September 2023	No breach

Wokingham Borough Council – Previous month's closed Enforcement Cases for Shinfield Parish - October 23

For further information about a case, please contact planning.enforcement@wokingham.gov.uk, quoting the reference number

Confidential: Information that needs to be handled with care to avoid loss, damage or inappropriate access. Information which incorrectly disseminated could cause some distress to a limited number of individuals.

Reference	Address	Case Detail	Closed Date	Closure Reason
RFS/2023/088638	2 Jardine Meadows, Spencers Wood, Wokingham, RG7 1YP	Ecology enhancements and landscaping not to approved plan	4 September 2023	No breach
RFS/2023/088668	8 Etudleltawjus, Sussex Lane, Spencers Wood, Reading, RG7 1BY	Front wall not in accordance with approved plans	7 September 2023	
RFS/2023/088727	Blanke Villa, Lambs Lane, Spencers Wood, Reading, RG7 1JB	Historical Notice served	11 September 2023	Historic Record

Wokingham Borough Council – Previous month’s closed Enforcement Cases for Shinfield Parish - October 23

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ITEM 6.2

Reference	Address	Case Detail	Case Status
RFS/2022/087690	Land adjacent to, 181 Hyde End Road, Shinfield, Reading, RG2 9EU	u/a works to TPO tree	Legal and/or Court
RFS/2023/087929	2 Monarch Drive, Shinfield, Wokingham, RG2 9EW	Removal of roadside hedge new entrance and exit being created	Awaiting compliance
RFS/2023/087932	44 Falcon Avenue, Shinfield, Wokingham, RG2 8EL	Breach of condition re window	Awaiting compliance
RFS/2023/088009	Crossgates, Basingstoke Road, Three Mile Cross, Wokingham, RG7 1AS	Garden shed / annexe being used as living area & extension built no PP	Awaiting application
RFS/2023/088228	Land Adjacent To Grange Lodge, Cutbush Lane, Shinfield, RG2 9AL	Breach of 202868 conditions - Drainage and Landscaping	Awaiting compliance
RFS/2023/088312	Marlborough House, Basingstoke Road, Spencers Wood, RG7 1AE	BofC re landscaping	Investigation ongoing
RFS/2023/088345	7 Priors Gardens, Spencers Wood, Wokingham, RG7 1WS	Erection of fence more than 2m high without PP	New case
RFS/2023/088348	Land Next To Lea Fields House, Great Lea, Three Mile Cross, RG7	U/A ground clearance without PP	Legal and/or Court
RFS/2023/088365	5 Jardine Meadows (Land adjacent), Spencers Wood, Wokingham, RG7 1YP	BofC12 of 181834	Investigation ongoing

Wokingham Borough Council – Live Enforcement Cases for Shinfield Parish - October 23

For further information about a case, please contact planning.enforcement@wokingham.gov.uk quoting the reference number

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Reference	Address	Case Detail	Case Status
RFS/2023/088445	9 Priors Gardens, Spencers Wood, Reading, RG7 1WS	u/a business operating from garden	Investigation ongoing
RFS/2023/088446	9 Priors Gardens, Spencers Wood, Reading, RG7 1WS	u/a signage/advert	Investigation ongoing
RFS/2023/088447	9 Priors Gardens, Spencers Wood, Reading, RG7 1WS	change of use of amenity land	Investigation ongoing
RFS/2023/088547	Gravelly Bridge Farm, Grazeley Green Road, Grazeley, Wokingham, RG7 1LG	Manor Mix Concrete site w/o pp	Investigation ongoing
RFS/2023/088551	Parrot Farm, Arborfield Road, Shinfield, Wokingham, RG2 9EA	access track and hardstanding	Investigation ongoing
RFS/2023/088597	Carneys Yard, Church lane, Three Mile Cross, RG71HB	Refusal of retrospective application 231437	Awaiting compliance
RFS/2023/088598	Carneys Yard, Church lane, Three Mile Cross, RG71HB	Storage of builders material in north (rear) field & west (side) field	Awaiting compliance
RFS/2023/088639	3 Jardine Meadows, Spencers Wood, Wokingham, RG7 1YP	Ecology enhancements and landscaping not to approved plan	Awaiting compliance
RFS/2023/088640	4 Jardine Meadows, Spencers Wood, Wokingham, RG7 1YP	Ecology enhancements and landscaping not to approved plan	Awaiting compliance

Wokingham Borough Council – Live Enforcement Cases for Shinfield Parish - October 23

For further information about a case, please contact planning.enforcement@wokingham.gov.uk quoting the reference number

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Reference	Address	Case Detail	Case Status
RFS/2023/088767	22 Bland Way, Shinfield, Wokingham, RG2 9SL	High fence erected in rear garden without PP	Investigation ongoing
RFS/2023/088787	253 Shinfield Road, Shinfield, Wokingham, RG2 8HF	Use of outbuilding in the rear garden approved as CLE/2009/2983 being	New case

Wokingham Borough Council – Live Enforcement Cases for Shinfield Parish - October 23

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Footpath Report
Shinfield Parish Council – P & H committee 11/10/2023

Hyde End Lane – Footpath to Nowhere



The Hyde End Lane – Footpath to Nowhere made front page news, with the following outcomes.

- The overgrowth on the ditches on one side of the lane were cleared the next day, making it potentially more dangerous for pedestrians. WBC concurred this measure was likely to be abortive.
- WBC Executive members insist that the footpath is finished, despite the hold up with the school.

A public question is asked about the footpath at SPC Full Council Meeting. The following information was presented.



- A petition with nearly 400 signatures from residents
- Testimonials from residents, including a 76 year old woman who was knocked down by a motorist on HEL/RL junction.
- A contractor's quote held by WBC to install an interim path.
- An email from WBC highways department stating that money could be made available for this from S106/CIL funds held by both councils.

After some debate it was agreed that SPC would, if necessary, co-fund with WBC 50% of the costs of an interim path up to a maximum spend of £5,000 +VAT.

Footpath 20 – middle section (Brambles)

WBC have done the maintenance work, as requested, on the middle section of FP20, with a very positive result. Top layers of mud have been removed and some infill added, as requested, and the verges cut back. This part of the footpath is now charming and inviting. Some work was also done on the nearby entrance to Clare's Green Field.

Before – May 2023

After – Oct 2023

After – Oct 2023

After – Oct 2023



Footpath 18

SVG and the ramblers were busy on footpath 18 this month, here's what they had to say:

"Our big project for the month was to make the first 110 metre section of footpath 18 from the Reading path much more user friendly. This part of the footpath suffered in much the same way as Reading 13 but we were able to install a membrane and reinstate the path surface with road shavings. This was made possible by the parish council providing most of the funding aided by a small contribution from the Loddon Valley Ramblers. The latter provided the labour so it was a win-win situation for which the Shinfield Volunteer Group is extremely grateful. This surface will soon solidify and leaf litter will blend it into the surrounding vegetation."



Hayes Drive/Deer Leap Park

The footpath along Hayes Drive connecting FP20 to Mayes Farm SANG has been completed. There has been maintenance work done around and within the SANG, making it a very pleasant walk at this time of the year.



ITEM 9.1a



University of
Reading

Natural History Museum Access Road



Overview

Background

The University of Reading is preparing to submit an application to Wokingham Borough Council for planning permission in order to provide an access road from Thames Valley Science Park (TVSP) to a new building proposed by the Natural History Museum (NHM) at TVSP.

The NHM is preparing to submit a separate planning application to be able to build a new building at TVSP to house 28 million of their specimens as part of a developing collaboration with the University of Reading.

The Natural History Museum and the University of Reading

The Natural History Museum (NHM) has one of the world's largest and most important natural history collections – over 80 million specimens from around the world, spanning 4.6 billion years of history and used for the benefit of science and research.

The collection is an irreplaceable resource for understanding a rapidly changing planet. Currently distributed across aging buildings and unsuitable sites, the NHM project will undertake the largest ever move of natural history specimens globally. The Museum will move 1/3 of its collection to a new building with laboratories to research specimens at TVSP. Facilities to research these specimens will include state-of-the-art labs for digitisation, molecular and imaging & analysis labs. Together these scientific provisions will transform research capability and expand the UK's role in finding solutions to the planetary emergency we face.

The Purpose of this Consultation

This consultation event is focused on the delivery of the new building between the TVSP and the NHM site across University land.

The NHM hold a separate public consultation event on 14 September in relation to their proposed new building.

Planned Timeline

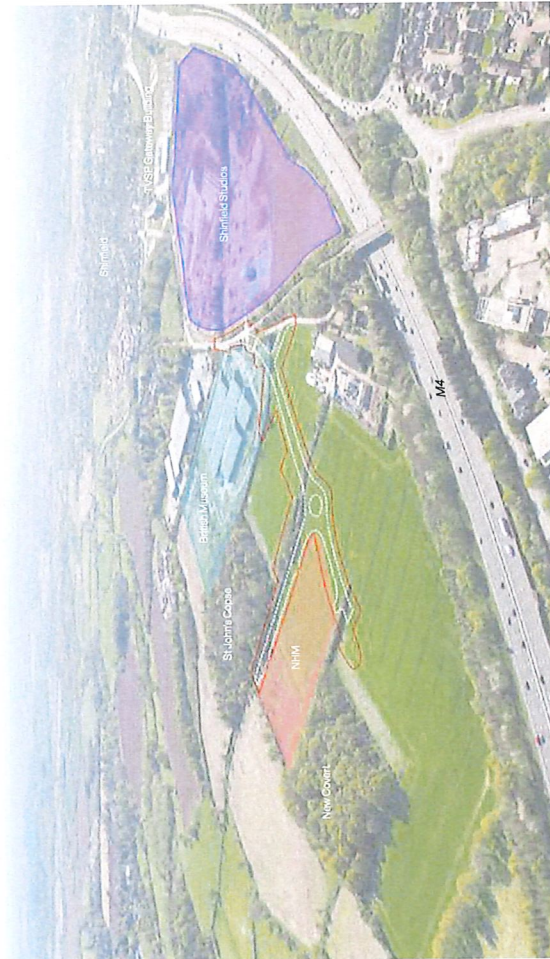
- April 2024 Outcome of planning application
- Nov 2023 Access road planning permission application submitted
- Nov 2024 Construction begins
- 2027 Construction complete
- 2031 NHM building fully operational

Benefits

The access road is critical to the delivery of the new NHM building and therefore enables the delivery of benefits associated with that scheme.

Alongside the new vehicular access, the University's application will also deliver pedestrian and cycle routes as well as Sustainable Drainage features that will create opportunities for new habitat creation.

The NHM building itself will protect the Museum's irreplaceable collections by providing suitable storage. Through on-site labs and novel analytical technologies, the facility will help the Museum to find solutions for nature from nature. Digitisation suites will increase accessibility of the collection allowing scientists to better research and innovate to find solutions to the planetary emergency.



The Site

Site Constraints

The route of the access road is largely unconstrained. It will extend from Cutbush Lane East and cross arable fields and two hedgerows. The University has appointed an experienced consultant team to carry out studies to establish the potential impacts of the new road, which are ongoing and will be completed before the submission of the University's planning application. The technical studies will recommend any mitigation measures necessary to address the impacts of the new road.

Transport & Highways

The current infrastructure for walk, cycle and public transport, journeys and vehicular connections in the vicinity of Thames Valley Science Park (TVSP) provides an excellent basis to cater for the Natural History Museum development.

Vehicular access to TVSP is provided via a roundabout onto the A327 Shinfield Eastern Relief Road which provides connection onto the strategic highway network. Roads within TVSP then link to Cutbush Lane which is a lightly trafficked corridor that currently serves part of the Shinfield Studios development, the British Museum Archive Facility as well as the University of Reading Holdings at Oldhouse Farm and Upperwood Farm.

Footway / cycleways at a 3m width are located within TVSP providing continuous connections to the Shinfield Eastern Relief Road. Cutbush Lane provides a dedicated bridge to the north over the

M4 motorway for pedestrians and cyclists only and street lighting improvements over the bridge have already been secured as part of the Shinfield Studios development. In addition, the University has a network of recreational paths including the Public Rights of Way (PRW) and SHIN FP4 which includes Footpaths SHIN FP3 and SHIN FP4 which run within land to the west of the River Loddon.

There are established and frequent bus services that operate between TVSP and key destinations within Reading such as the Natural History Museum, University of Reading, Shinfield Campus. The site is served by the Leopard 3 and 600 P&R buses, both of which operate at 60 minute frequencies throughout the day.

Drainage & Flooding

The area identified for the access road lies entirely within the Environment Agency Flood Zone 1 category, which is their lowest classification that can be applied. This indicates that there is no history of river flooding on the land and that there is a very low level of flood risk posed, even in very extreme events.

Land to the west at Cutbush Lane has however been susceptible to pluvial (surface water) flooding wherein excess run-off flows over the ground following the natural topography to nearby rivers and streams. The main surface water plume coincides with the location of Pearman's Lane and its associated open watercourse before continuing on land to the south in the vicinity of the Oldhouse Farm access road. However, the improvement

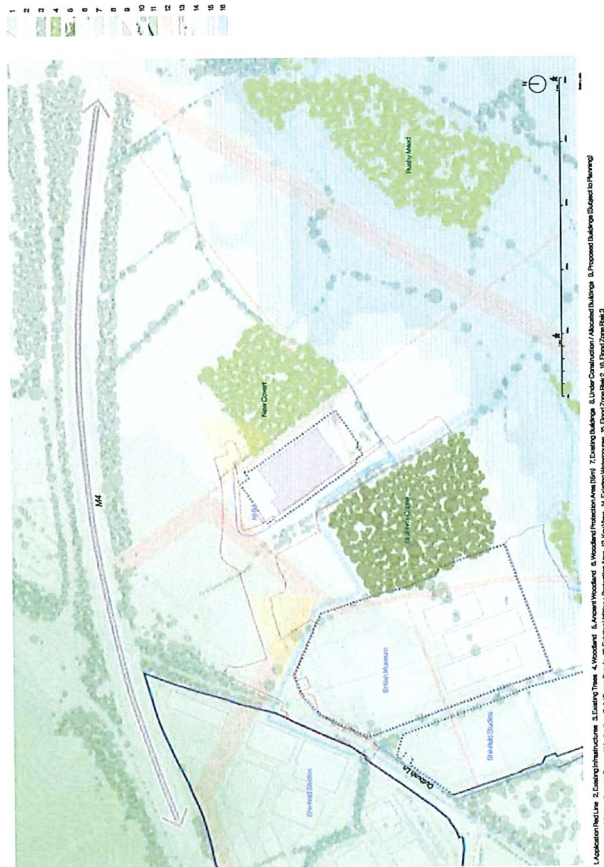
works being implemented in conjunction with the Shinfield Studios development will include measures to address the risk of surface water flooding and excess surface water runoff during extreme storm events. Specifically, a new culvert under Cutbush Lane is being constructed which links to a new length of open watercourse running southward along the eastern flank of St John's Copse before connecting to the existing ditch network further to the south.

Ecology and Biodiversity

The proposal will provide a 20% uplift in biodiversity units through habitat enhancement and creation both on-site and off-site. The project ecologist will input into the landscape designs of the proposal to ensure habitats are enhanced for the benefit of wildlife.

The proposal will ensure that protected sites, habitats, and species are safeguarded through ecological mitigation, habitat creation and enhancements. The project ecologist will input into strategies designed to protect sensitive habitats and species, such as a lighting strategy for bats.

The proposal will avoid habitats of ecological value through design and further ecological surveys will be completed to provide supporting evidence. Ecological advice is being provided throughout the lifecycle of the project including pre-construction, during construction and during operation.



Sustainability

The sustainability note will be prepared to provide an account of how the design teams have considered and integrated sustainability measures within the design process and demonstrate how the proposed scheme has responded to the relevant sustainability policies. The scope of the report will be based on the relevant national and local planning policies and strategies that address sustainability.

The sustainability note will consider the outputs and recommendations of the other technical assessments undertaken in support of the planning application and will be progressed once these are available.

Cultural Heritage

An archaeological desk-based assessment and a separate Built Heritage Statement, reviewing information from the Historic Environment Records, historic maps, and other relevant information including recent non-intrusive surveys, is being prepared to inform the planning application. Further work may be required depending on the results of this initial assessment. The scope of any further work will be determined in consultation with the Council, and in respect of archaeology, their advisors Berkshire Archaeology.

Noise and Vibration

A desk top review of the site and surrounding area has been undertaken to identify existing noise sources, existing noise sensitive receptors and typical noise levels across the site. The M4 motorway, located 265m to the north of the proposed access road is considered to be the main noise source in the area. The nearest noise sensitive receptors are the residential properties on Cutbush Lane (east) and Upperwood Farm, located approximately 130m to the north of the proposed access road close to the M4.

The proposed link road will provide access for the Natural History Museum development which would not generate a significant amount of vehicular traffic movements during the peak periods. Notwithstanding, a Noise Impact Assessment is being prepared to accompany the planning application.

Air Quality

The risk of dust and emissions during construction works at the site and during the construction of the road will be assessed, and the air quality measures recommended to avoid any significant air quality effects. An assessment of emissions from traffic generated by the development will be undertaken using detailed dispersion modelling to determine the effect on the surrounding area. The nearest sensitive receptors are approximately 20m from the proposed road and the nearest Air Quality Management Area is approximately 200m away. If necessary, mitigation measures will be recommended to ensure the air quality effects are not significant.

Ground Conditions

The proposed road route is located on Bridearth and River Terrace Deposits which overlie London Clay bedrock strata. There is no mapped evidence published by the British Geological Survey of artificial deposits, in filled places or other features that could constitute a source of contamination if disturbed during the proposed route. Historical maps show an agricultural land use since the 1880s, with no evidence of past industry or occupation of the proposed route during this time. The potential risk of adverse impacts from land contamination on human health, controlled waters and other receptors during construction and operation is considered to be low.

Arboriculture

A baseline survey of all the trees within the project has been completed. The survey has followed the recognised methodology for reviewing trees in relation to development in the UK, namely BS5837 - Trees in relation to design, demolition and construction - Recommendations.

The full results of the survey are yet to be available. Once available, the results will be used to assess the potential impacts of the proposed road upon trees. Potential tree loss, tree protection and tree mitigation strategies will be provided to help assimilate the proposals into the wider arboreal context.

Transport, Highways and Drainage

Transport & Highways

A new section of 7.3m wide Primary Street will be provided to serve the new development at the northern end of the site. Access will be achieved via a new roundabout at the north-western frontage of the NHM parcel with a secondary road running along its western perimeter of the site to enable service and delivery activities to be undertaken at the rear of the building. A separate access point (egress) onto the Primary Street is then proposed at the north-eastern corner of the NHM site. The new Street and roundabout will allow the opportunity for the existing bus services operating at Thames Valley Science Park to be extended so that they also serve the NHM development.

The Access works also include the reconfiguration of the access track to Upperwood Farm as well as an improved point of access for the British Museum development.

The Primary Street will incorporate a high standard of footway and cycleway provision. This includes 3m wide shared use footway cycleways which are provided along the southern side of the Primary Street, offset from the carriageway by a 3m wide planted verge. A 4m wide segregated footway / cycleway is also being provided on the northern side of the Primary Street at its interface with Cutbush Lane. This will afford a direct connection to the pedestrian / cycleway overbridge that routes over the M4 motorway towards Lower Ebury as well as linking to the footway which then runs northwards along the western side of Cutbush Lane.

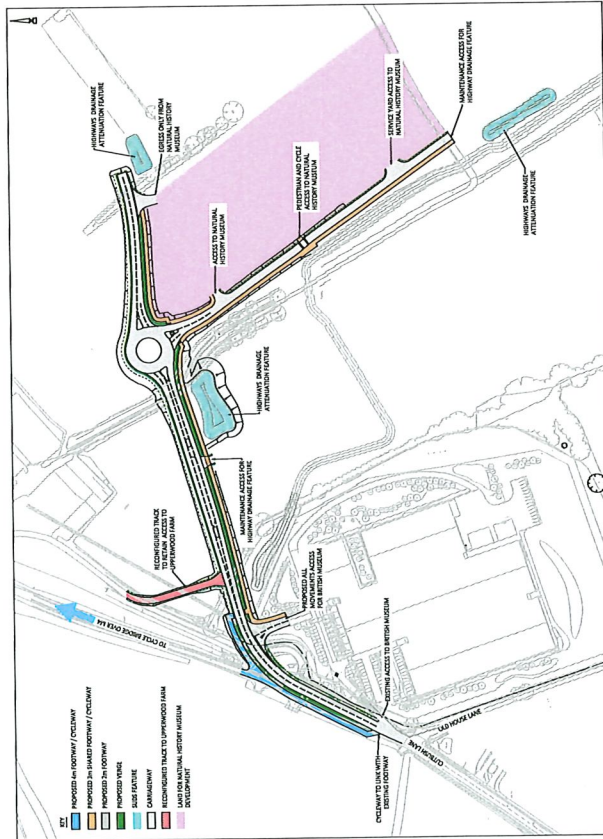
more biodiverse environment within which local wildlife can flourish. The features will be planted using native species and species that can withstand both dry and very wet conditions and will be sympathetic to the adjacent landscape treatment.

The nature of the Natural History Museum development is such that it is unlikely to generate a significant amount of vehicular traffic during the peak periods. Notwithstanding, a Transport Assessment Report is being prepared to ensure that the likely traffic impacts are appraised in a comprehensive manner.

Drainage Strategy

The drainage design will limit the surface water run-off from the new highway infrastructure to the existing Greenfield run-off rate. This will be achieved by attenuating the flows using new sustainable drainage features such as swales and basins being provided alongside the highway corridor. The drainage system will be designed to deliver sufficient capacity to collect and temporarily store water during periods of heavy rainfall, including an allowance for climate change.

The Primary Street will drain from west to east as well as southwards along the flank of the NHM parcel via a combination of roadside filter drains and traditional gully and pipe systems. The flows will be directed into new attenuation basins which will capture and convey surface water flows southwards before releasing them into the recently constructed open watercourse at a controlled rate that replicates natural systems. The proposed sustainable drainage features will provide a practical drainage surplus but will provide interest and variety within the development, delivering a



Landscape strategy

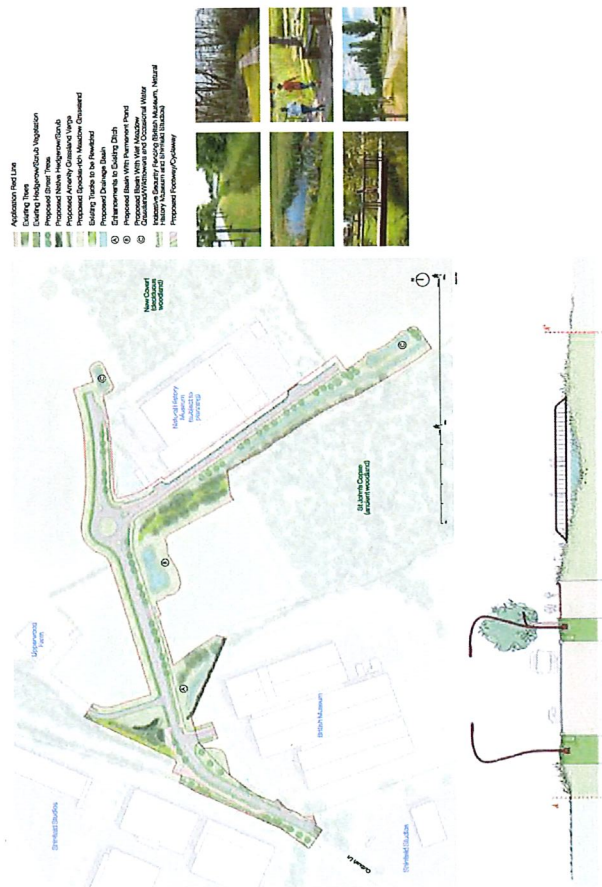
A landscape strategy for the access road has been prepared by a team of landscape architects (Savills Urban Design Studio), with input from ecologists (EPR) to ensure that opportunities for landscape and wildlife enhancement are maximised.

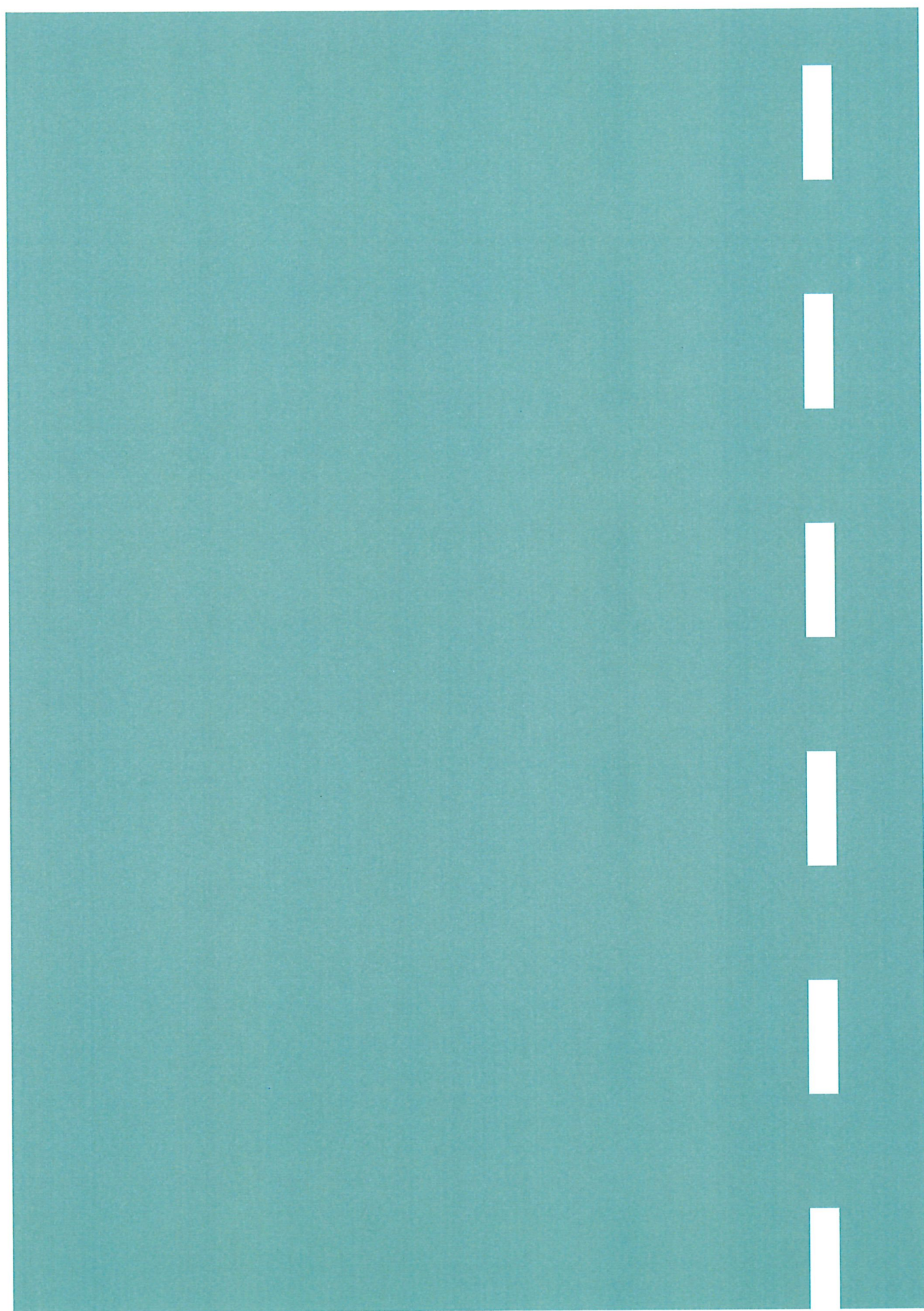
Each side of the road will benefit from generous verges of amenity grass which can accommodate the planting of an avenue of street trees. The medium will be chosen to ensure that the trees are tall enough to large in size, with a long life expectancy. Beyond the verges, the approach will be a well-designed, low level access, providing a rural character to the new development that will run alongside the road and be in keeping with adjacent development areas. Grassland will comprise a species-rich mixture of native grasses and wildflowers. Shrub and hedgerow planting will also comprise native species that are well suited to the locality. These will therefore be tailored to the local conditions and quickly establish to form a landscape which will merge with the wider network of green features, including St. John's Copse ancient woodland and New Court to the south of the proposed access road as well as the predominantly pasture farmland towards to the River Loddon beyond.

The diversity of this associated landscape planting will be beneficial to a wide variety of animal species, with a key objective of the new planting being to enhance wildlife habitats. As well as the new areas of meadow there will be opportunities for rewilding existing farm tracks to Upperwood Farm and adjacent to St. Johns Copse], with the existing surfacing broken up and the routes of the tracks left for existing grass, flowers and shrubs to

re-colonise the area. To the west of the proposed Natural History Museum site an existing belt of mature trees and hedgerow will be retained and managed to ensure its continued longevity within the landscape and enhance their wildlife value.

The proposed drainage system for the road will include three adjacent basins. The largest of these will be designed as a pond whilst the other two will be planted with wetland grass and flower species. The pond will also be created as a wildlife feature, including aquatic and marginal planting. In addition, a stretch of existing ditch will be enhanced, with the introduction of a new meander, the regrading of the existing straight banks and planting of wetland meadow species. This can also be accompanied by the planting of a new native hedge and meadow alongside the boundary of the British Museum site.





ITEM 9.1b



Natural History Museum Access Road

Background

The University of Reading is preparing to submit an application to Wokingham Borough Council for planning permission in order to provide an access road from Thames Valley Science Park (TVSP) to a new building proposed by the Natural History Museum (NHM) at TVSP.

The NHM is preparing to submit a separate planning application to be able to build a flagship collections, digitisation and research centre at TVSP to house 28 million of their specimens as part of a developing collaboration with the University of Reading.

This consultation event is focussed on the delivery of the access road between the TVSP and the NHM site across University land.

The NHM held a separate public consultation event on 14 September in relation to their proposed new building.

Planned timeline

- Nov 2023**
Access road planning permission application submitted
- April 2024**
Outcome of planning application
- Nov 2024**
Construction begins
- 2027**
Construction complete
- 2031**
NHM building fully operational

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1. Application Red Line 2. Existing Infrastructure 3. Existing Trees 4. Woodland 5. Ancient Woodland 6. Woodland Protection Area (15m) 7. Existing Buildings 8. Under Construction / Allocated Buildings (Subject to Planning) 9. Proposed Buildings (Subject to Planning) 10. Indicative - V Mesh Security Fence 11. Indicative - Solid Fence Panels 12. Existing Utilities + Protection Area 13. Key View 14. Existing Watercourse 15. Flood Zone Risk 2 16. Flood Zone Risk 3

The site

The route of the access road is largely unconstrained. It will extend from Cutbush Lane East and cross arable fields and two hedgerows.

Transport & highways

The current infrastructure for walk, cycle and public transport journeys and vehicular connections in the vicinity of Thames Valley Science Park (TVSP) provides an excellent basis to cater for the Natural History Museum development.

Drainage & Flooding

The area identified for the access road lies entirely within the Environment Agency Flood Zone 1 category, which is their lowest classification that can be applied.

This indicates that there is no history of river flooding on the land and that there is a very low level of flood risk posed, even in very extreme events.

Land to the west at Cutbush Lane has however been susceptible to pluvial (surface water) flooding wherein excess run-off flows over the ground to nearby rivers and streams.

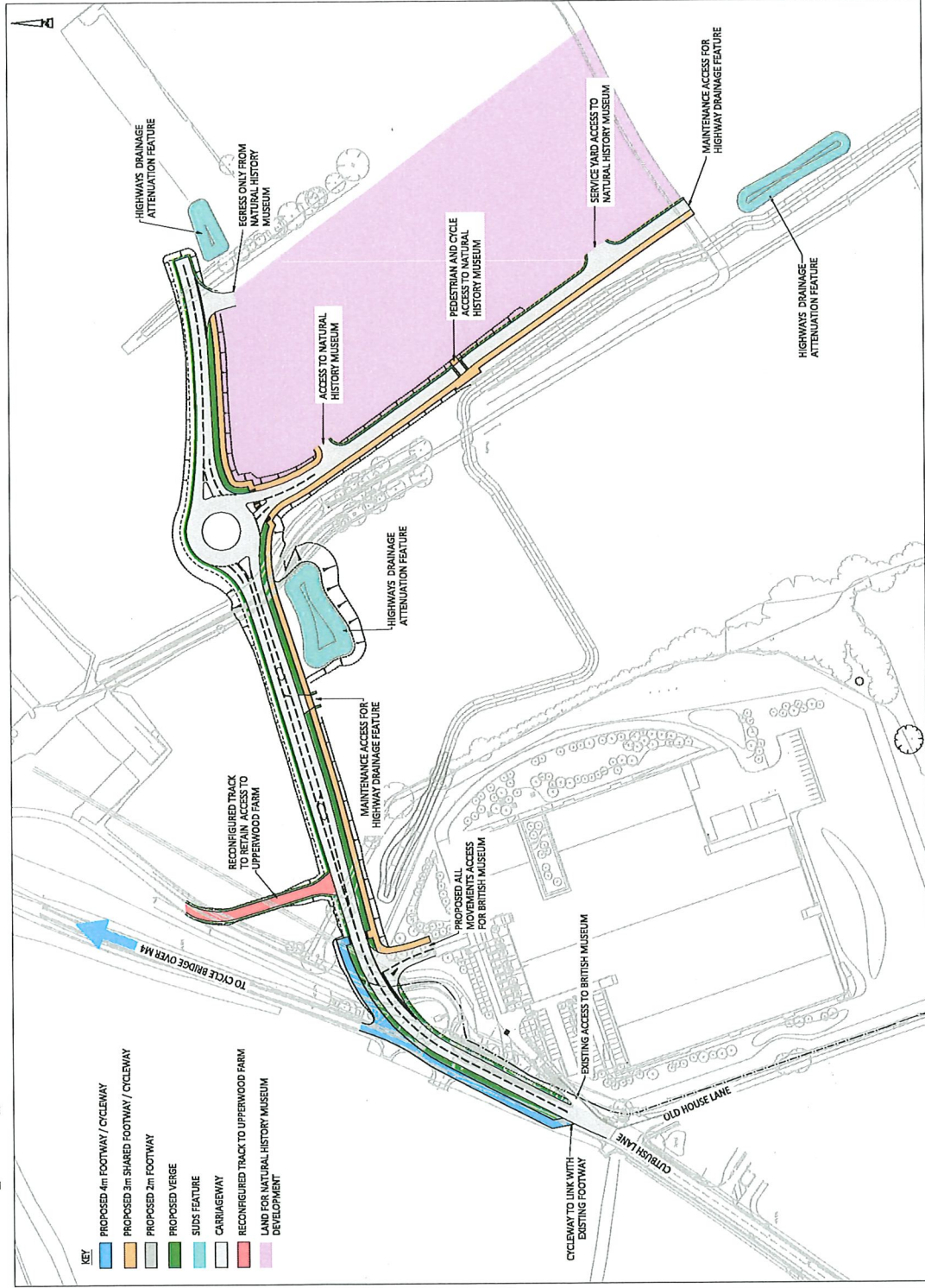
The improvement works being implemented in conjunction with the Shinfield Studios development include measures to address the excess surface water run-off during extreme storm events.

Ecology and biodiversity

The proposal will provide a 20% uplift in biodiversity units through habitat enhancement and creation both on-site and off-site.

The proposal will ensure that protected sites, habitats, and species are safeguarded through ecological mitigation, habitat creation and enhancements. The proposal will avoid habitats of ecological value through design and further ecological surveys will be completed to provide supporting evidence.

The proposal



Transport & highways

The access road will run east from Cutbush Lane to serve the Natural History Museum (NHM) development. Access will be achieved via a new roundabout at the north-western frontage of the NHM parcel with a secondary road to enable service and delivery activities at the rear of the building. The new road and roundabout will allow the opportunity for the existing bus services operating at Thames Valley Science Park to be extended so that they also serve the NHM development.

The access road will incorporate a high standard of footway and cycleway provision. This will afford a direct connection to the pedestrian / cycleway overbridge that routes over the M4 motorway towards Lower Earley as well as linking to the footway which has recently been introduced along the western side of Cutbush Lane.

The nature of the Natural History Museum development is unlikely to generate a significant amount of vehicular traffic during the peak periods. A Transport Assessment Report is being prepared to accompany the planning application to ensure that the likely traffic impacts are appraised in a comprehensive manner.

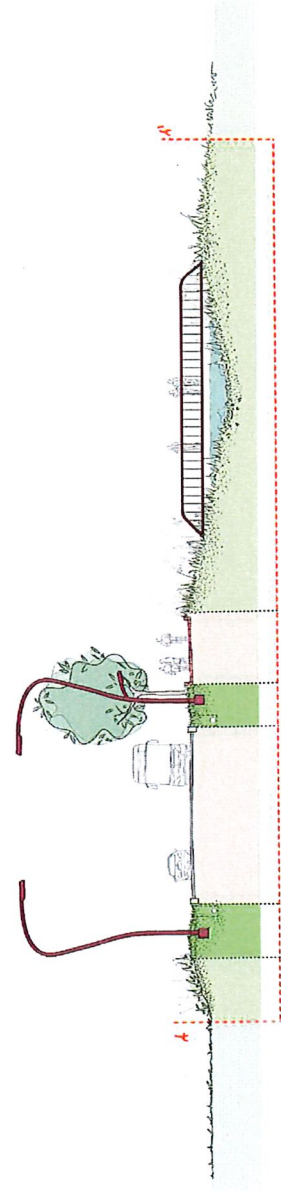
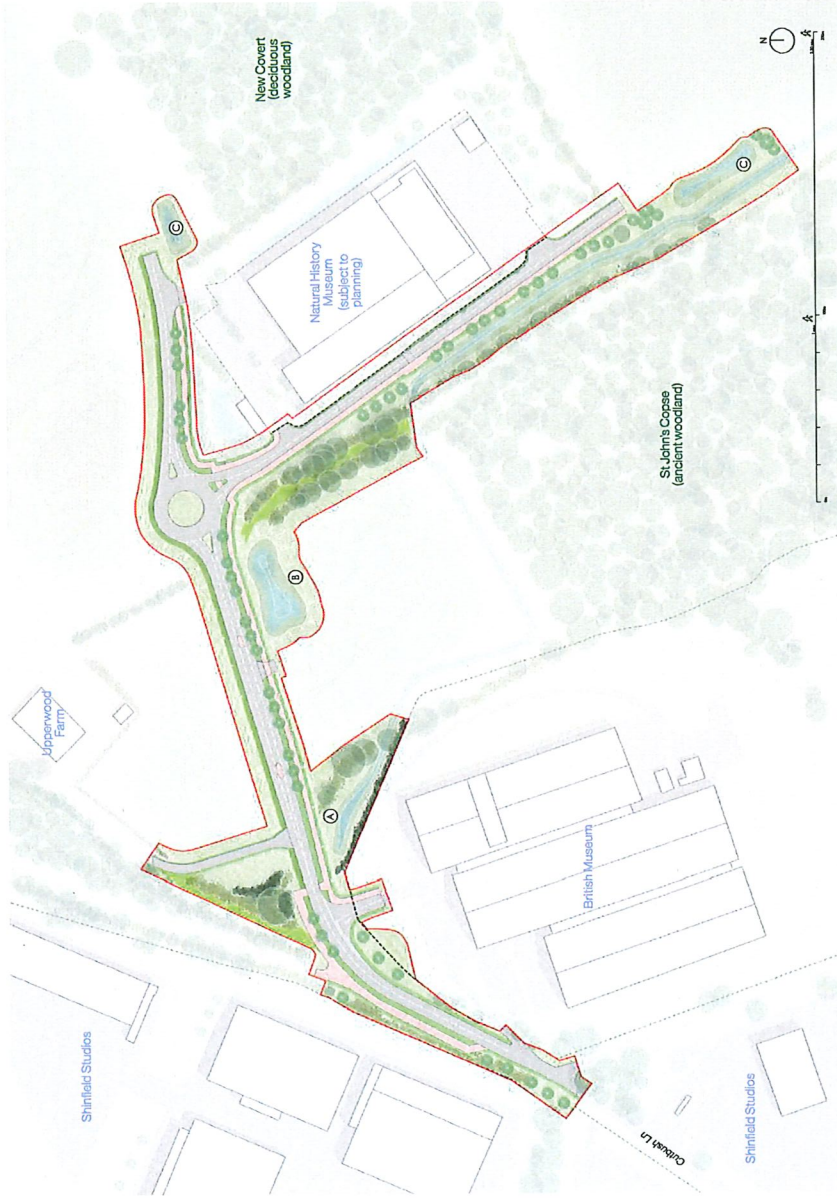
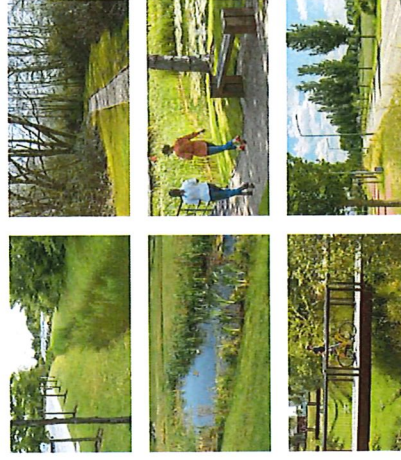
Drainage strategy

The drainage design will limit the surface water run-off from the new highway infrastructure to the existing Greenfield run-off rate. The drainage system will be designed to deliver sufficient capacity to collect and temporarily store water during periods of heavy rainfall, including an allowance for climate change.

The proposed sustainable drainage features will not only serve a practical drainage purpose but will provide interest and variety within the development, delivering a more biodiverse environment within which local wildlife can flourish.

Landscape strategy

- Application Red Line
- Existing Trees
- Existing Hedgerow/Scrub Vegetation
- Proposed Street Trees
- Proposed Native Hedgerow/Scrub
- Proposed Amenity Grassland Verge
- Proposed Species-rich Meadow Grassland
- Existing Tracks to be Rewilded
- Proposed Drainage Basin
- Enhancements to Existing Ditch
- Proposed Basin With Permanent Pond
- Proposed Basin With Wet Meadow Grassland/Wildflowers and Occasional Water
- Indicative Security Fencing (British Museum, Natural History Museum and Shinfield Studios)
- Proposed Footway/Cycleway



Landscape strategy

A landscape strategy for the access road has been prepared by a team of landscape architects (Savills Urban Design Studio), with input from ecologists (EPR) to ensure that opportunities for landscape and wildlife enhancement are maximised.

Each side of the road will benefit from generous verges of amenity grass which can accommodate the planting of an avenue of street trees. Beyond the avenue, the approach to the landscape design will be less formal, providing a rural character to the green corridors that will run alongside the road and connecting with adjacent development areas.

Grassland will comprise a species-rich mixture of native grasses and wildflowers. Shrub and hedgerow planting will also comprise native species that are typical of the locality. These will therefore be well

suited to the local conditions and quickly establish to form a landscape which will merge with the wider network of green features. The diversity of this associated landscape planting will be beneficial to a wide variety of animal species, with a key objective of the new planting being to enhance wildlife habitats.

The proposed drainage system for the road will include three adjacent basins. The largest of these will be designed as a pond whilst the other two will be planted with wetland grass and flower species. The pond will also be created as a wildlife feature, including aquatic and marginal planting. In addition, a stretch of existing ditch will be enhanced, with the introduction of a new meander, the regrading of the existing straight banks and planting of wetland meadow species.

INDIVIDUAL EXECUTIVE MEMBER DECISION
REFERENCE IMD: 2023/10

TITLE	Back Lane 7.5T weight restriction WOKINGHAM BOROUGH COUNCIL (BACK LANE, SPENCERS WOOD) (PROHIBITION OF VEHICLES OVER 7.5 TONNES MAXIMUM GROSS WEIGHT) ORDER 2023
DECISION TO BE MADE BY	Executive Member for Active Travel, Transport and Highways - Paul Fishwick
DATE, MEETING ROOM and TIME	31 October 2023 LGF4, Shute End. 1130
WARD	Shinfield South & Swallowfield wards
DIRECTOR / KEY OFFICER	Director, Place and Growth - George Framalicco

PURPOSE OF REPORT (Inc Strategic Outcomes)

To report the results of the statutory consultation for the above-named Traffic Regulation Order and to seek the decision of the Executive Member for Active Travel, Highways & Transport.

The Order seeks to introduce a 7.5T weight limit restriction at Back Lane, Spencer's Wood. The weight limit restriction is considered necessary to address safety concerns regarding pedestrian users of the roads by deterring vehicles over 7.5 tonnes from passing in front of Lambs Lane Primary School.

RECOMMENDATION

That the Executive Member for Active Travel, Highways and Transport:

- 1) Considers the correspondence received for the proposal and note no objections have been received.
- 2) Agrees to proceed with the making of the proposed Order in accordance with the Road Traffic Regulation Act 1984 and the Local Authorities Traffic Order Procedures 1996; and
- 3) Instructs the Assistant Director for Highways & Transport to inform those who have responded to the consultation accordingly.

SUMMARY OF REPORT

This report considers all comments and correspondence that have been received on the proposal to introduce a 7.5T weight limit restriction at Back Lane, Spencer's Wood. Three responses were received, all expressed support for the scheme.

Having considered all the correspondence received, it is proposed that the scheme will be implemented and that relevant notices are now advertised in accordance with the Local Authority Traffic Order making procedures.

Background

After receiving complaints from local residents about large vehicles coming from Lambs Farm Business Park and other businesses in the area to access A33 and vice versa, proposals were considered to introduce a 7.5T weight limit restriction at Back Lane. The aim of this restriction would be to address the concerns raised by the residents and promote safer traffic flow in the area.

The initial consultation was conducted with local residents and Thames Valley Police, who supported any practical measures that would make it safer for children attending Lambs Lane Primary School.

Additional consultation was conducted with local ward members and Shinfield Parish Council, who were supportive of the weight restriction, and it was taken forward to consultation with the wider community.

Response to TRO Consultation

The proposal has now been taken through a formal consultation. The statutory objection period started on 8th June 2023 and ended on 29th June 2023. A total of 3 responses were received, all expressed support for the scheme.

All responses can be seen in Appendix A.

Recommendation & Conclusion

It is recommended to proceed with the introduction of a 7.5T weight limit restriction at Back Lane and that **The WOKINGHAM BOROUGH COUNCIL (BACK LANE, SPENCERS WOOD) (PROHIBITION OF VEHICLES OVER 7.5 TONNES MAXIMUM GROSS WEIGHT) ORDER 2023** be approved for signing and sealing with subsequent implementation on site.

FINANCIAL IMPLICATIONS OF THE RECOMMENDATION

The Council faces unprecedented financial pressures as a result of; the longer term impact of the COVID-19 crisis, Brexit, the war in Ukraine and the general economic climate of rising prices and the increasing cost of debt. It is therefore imperative that Council resources are optimised and are focused on the vulnerable and on its highest priorities.

	How much will it Cost/ (Save)	Is there sufficient funding – if not quantify the Shortfall	Revenue or Capital?
Current Financial Year (Year 1)	£1000	YES	Revenue
Next Financial Year (Year 2)	NIL	N/A	N/A
Following Financial Year (Year 3)	NIL	N/A	N/A

Other financial information relevant to the Recommendation/Decision

Costs incurred will be in relation to changing the signing.

Cross-Council Implications
Speed and traffic management across the Borough in response to resident and business needs contributes towards the Council's statutory duties for road safety management and ensures that the statutory requirements of the Road Traffic Act 1988, Highways Act 1980 and Traffic Management Act 2004 are met, whilst also contributing towards responsible asset, transportation and mobility management.

Public Sector Equality Duty
Please confirm that due regard to the Public Sector Equality Duty has been taken and if an equalities assessment has been completed or explain why an equalities assessment is not required.
No impact or disproportionate impact has been identified.

Climate Emergency – <i>This Council has declared a climate emergency and is committed to playing as full a role as possible – leading by example as well as by exhortation – in achieving a carbon neutral Wokingham Borough by 2030</i>
Ensuring appropriate speed limits and efficiently managing traffic movements can help to reduce vehicle speed, ensure smoother traffic flow, cut down on fuel consumption and emissions. This will have a positive impact on easing congestion on our local roads and improving the overall local environment.

SUMMARY OF CONSULTATION RESPONSES
Director – Resources and Assets
Monitoring Officer
Leader of the Council

For Highways use only
Town and Parish Councils
Shinfield Parish Council
Swallowfield Parish Council
Local Ward Member(s)
Stuart Munro
Catherine Glover
Chris Johnson
Jackie Rance

Reasons for considering the report in Part 2
N/A

List of Background Papers
None

Contact Matthew Gould	Service Place and Growth
Telephone No : 0118 237 8547	Email matthew.gould@wokingham.gov.uk

Appendix A – Responses.

OBJECTION, SUPPORT or COMMENT	DETAILS	OFFICERS COMMENT
SUPPORT	Shinfield Parish Council supports this TRO with the proviso that there is adequate and effective enforcement of the restriction when it is introduced. I don't think we have any objections to this in principle but I couldn't read what the wording on the signs would say. If it is "Except for Access" then wouldn't the builders merchants further along Lambs Lane still be able to use this section of road?	This falls under 'moving traffic offence' and enforced by the police. If a lorry stops to load/unload in-between the restricted area, this is permitted. However, if a lorry does not stop, then it is committing an offence. i.e a vehicle cannot pass through the restriction to access a location on the other side, it is only exempt if it accesses a location within the extent of the restriction.
SUPPORT/ COMMENT	To whom it concerns, I wish to highlight an error in the drawings showing a sign inside the boundary of [REDACTED], Lambs Lane Swallowfield. Herewith a ground plan for [REDACTED] and the service area it abutts on the Back Lane side of its boundary. If it is decided to place a sign on the south side of the junction of Lambs Lane and Back Lane it needs to be within the land registered area BK 129642, which lines up with south side of Lambs Lane to the west. Thank you,	Engineer has met with resident and has confirmed that the sign for the 7.5T restriction will be installed within the extent of the adopted highway.
SUPPORT/ COMMENT	This order is welcome in that it would limit the flow of heavy vehicles past Lambs Lane primary school. It would force vehicles leaving the Lambs Farm Business Park to turn right towards the Basingstoke School and limit the approach to Grant and Stone Builders merchants to access from Beechhill Road. Or, that, I assume, is its intention. I would point out though that until quite recently Lambs Lane/Back Lane has been used as a large turning circle for buses running from Reading to Spencers Wood and back to Reading (i.e. approaching down Basingstoke Road, up Lambs Lane/Back Lane and then onto Beechhill Road where they are facing towards Reading for their	The 7.5T restriction is subject to 'except for access' and anyone can use it as long as it is for access purposes only. i.e a vehicle cannot pass through the restriction to access a location on the other side, it is only exempt if it accesses a location within the extent of the restriction.

	return). I gather than a single-decker bus would weigh in the region of 19 or 20 tonnes. This facility is not being used at present although there remains a bus stop on Back Lane which is presently not used as no buses pass it. However, the option of turning a bus in this way does offer a flexibility which might be useful in the future and might be necessary if it is decided that the service to Swallowfield and Riseley is to be thinned and alternate buses terminated in Spencers Wood. (This was the case until around a year ago.) There would seem to be a danger that this flexibility will be lost if a blanket ban is imposed. Provision should therefore be made for bus access. It may also be welcome should Lambs Lane primary school wish to engage a coach for outings. I am bound to query how and how widely the notice of these orders has been circulated. It transpired at the meeting of Shinfield Parish Council last night (28 June) that they were not aware that it had been published. I have yet to see the notice of it appear in Wokingham Today. You may recall that I wrote on 15 June pointing out that the order had not been published on your website at that time. (I gather that it was posted the following day). I wish to see both orders implemented, albeit in an amended form. I do not wish to have people saying that your behaviour in publishing it, or rather not circulating details, was furtive and that they were denied the opportunity to comment either favourably, or challenge the proposal. The failure to inform generates a cynicism which is nether desirable not possible to challenge when it is fed on occasions such as this.	Consultation was carried out with the bus operators and they confirmed that they had no intention of running a bus service along Back Lane. The Traffic Regulation Order (TRO) was advertised in the papers on 8th June 2023. Notices were also put on site on the same day. An email was sent to Shinfield Parish Council and all other Statutory consultees on the 9th June 2023 advising them of the advertisement in the papers. Shinfield Parish council did respond.
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INDIVIDUAL EXECUTIVE MEMBER DECISION
REFERENCE IMD: 2023/10

TITLE	Shinfield Area 30mph Speed limits The Wokingham Borough (Parish of Shinfield) (Revocation and 30mph Speed Limit) (Basingstoke Road, Tabby Drive, Church Lane, Hyde End Lane, Hyde End Road and Beech Hill Road, Wokingham) Order 2023
DECISION TO BE MADE BY	Executive Member for Active Travel, Transport and Highways - Paul Fishwick
DATE, MEETING ROOM and TIME	31 October 2023 LGF 4, Shute End. 1200
WARD	Shinfield South and Swallowfield
DIRECTOR / KEY OFFICER	Director, Place and Growth - George Framalico

PURPOSE OF REPORT (Inc Strategic Outcomes)

To report the results of the statutory consultation for the above-named Traffic Regulation Order, which seeks to introduce a 30mph speed limit by virtue of street lighting except for Hyde End Road, where repeater 30mph signs will be installed and to revoke part of the following orders:

- Wokingham District Council (Back Lane, B3349 Basingstoke Road, Beech Hill Road and Lambs Lane, Shinfield and Swallowfield) (30 and 40 MPH Speed Limits) Order 2005 (no.18)
- The Wokingham Borough Council (Hyde End Lane, Ryeish Lane and Croft Road, Spencers Wood)(Oneway Traffic, 30 MPH and 40 MPH Speed Limit)Order 2010
- The Wokingham Borough Council (Hyde End Lane, Ryeish Lane and Croft Road, Spencers Wood)(Oneway Traffic, 30 MPH and 40 MPH Speed Limit)Order 2010
- Royal County of Berkshire (Hyde End Road, Shinfield) (40 MPH Speed Limit) Order 1995 and to seek the decision of the Executive Member for Active Travel, Highways & Transport.

The proposals are required to improve road user safety and improve traffic management to the benefit of all road users.

RECOMMENDATION

That the Executive Member for Active Travel, Highways and Transport:

- 1) Considers the correspondence received for the proposal and note no objections have been received.

- 2) Agrees to proceed with the making of the proposed Order in accordance with the Road Traffic Regulation Act 1984 and the Local Authorities Traffic Order Procedures 1996; and
- 3) Instructs the Assistant Director for Highways & Transport to inform those who have responded to the consultation accordingly.

SUMMARY OF REPORT

This report considers all comments and correspondence that have been received on the proposal to reduce the speed limit of Church Lane, Basingstoke Road, Hyde End Lane, Hyde End Road, Tabby Drive and Beech Hill Road, from 40mph to 30mph as advertised through the Order. A total of 3 responses were received, all expressed support for the proposals.

Having considered all the correspondence received, it is proposed that the scheme will be implemented and that relevant notices are now advertised in accordance with the Local Authority Traffic Order making procedures.

Background

Proposals to reduce the speed limit for Shinfield Area from 40mph to 30mph was originally investigated in 2019/2020 fiscal year. At that time the proposal was not supported by the police due to lack of physical measures to encourage drivers to reduce their speeds. However following further consultation with the developer, it was agreed that additional traffic calming measures would be implemented by the developer. Note that the proposed traffic calming measures are not part of this decision and will not be implemented by Wokingham Borough Council as part of these changes.

Further consultation was carried out with the police in 2022 and the revised traffic calming measures proposed by the developer were discussed. The police have indicated that they have no objection to the reduction of the speed limit. Additional consultation was conducted with local ward members and Shinfield Parish Council, who were supportive of the propose speed limit changes and it was subsequently taken forward to consultation with the wider community.

Response to TRO Consultation

The proposal to reduce speeds limits has now been taken through to formal consultation. The statutory objection period started on 8th June 2023 and ended on 29th June 2023. A total of 3 responses were received, all expressed support for the scheme.

All responses can be seen in appendix A.

Recommendation & Conclusion

It is recommended to proceed with the reduction of the speed limit on Basingstoke Road, Tabby Drive, Church Lane, Hyde End Lane, Hyde End Road and Beech Hill Road and that **The Wokingham Borough (Parish of Shinfield) (Revocation and 30mph Speed Limit) (Basingstoke Road, Tabby Drive, Church Lane, Hyde End Lane, Hyde End Road and Beech Hill Road, Wokingham) Order 2023** be approved for signing and sealing with subsequent implementation of the change in speed limit.

FINANCIAL IMPLICATIONS OF THE RECOMMENDATION

The Council faces unprecedented financial pressures as a result of; the longer term impact of the COVID-19 crisis, Brexit, the war in Ukraine and the general economic climate of rising prices and the increasing cost of debt. It is therefore imperative that Council resources are optimised and are focused on the vulnerable and on its highest priorities.

	How much will it Cost/ (Save)	Is there sufficient funding – if not quantify the Shortfall	Revenue or Capital?
Current Financial Year (Year 1)	£1000	YES	Revenue
Next Financial Year (Year 2)	NIL	N/A	N/A
Following Financial Year (Year 3)	NIL	N/A	N/A

Other financial information relevant to the Recommendation/Decision

Costs incurred will be in relation to changing the signing.

Cross-Council Implications
Speed and traffic management across the Borough in response to resident and business needs contributes towards the Council's statutory duties for road safety management and ensures that the statutory requirements of the Road Traffic Act 1988, Highways Act 1980 and Traffic Management Act 2004 are met, whilst also contributing towards responsible asset, transportation and mobility management.

Public Sector Equality Duty
Please confirm that due regard to the Public Sector Equality Duty has been taken and if an equalities assessment has been completed or explain why an equalities assessment is not required.
No impact or disproportionate impact has been identified.

Climate Emergency – <i>This Council has declared a climate emergency and is committed to playing as full a role as possible – leading by example as well as by exhortation – in achieving a carbon neutral Wokingham Borough by 2030</i>
Ensuring appropriate speed limits and efficiently managing traffic movements can help to reduce vehicle speed, ensure smoother traffic flow, cut down on fuel consumption and emissions. This will have a positive impact on easing congestion on our local roads and improving the overall local environment.

SUMMARY OF CONSULTATION RESPONSES
Director – Resources and Assets
Monitoring Officer
Leader of the Council

For Highways use only
Town and Parish Councils
Shinfield Parish Council
Swallowfield Parish Council
Local Ward Members
Jackie Rance
Catherine Glover
Chris Johnson
Stuart Munro

Reasons for considering the report in Part 2
N/A

List of Background Papers
None

Contact Matthew Gould	Service Place and Growth
Telephone No : 0118 237 8547	Email matthew.gould@wokingham.gov.uk

Appendix A – Responses.

OBJECTION, SUPPORT or COMMENT	DETAILS	OFFICERS COMMENT
SUPPORT	Yes, I can confirm that the attached map is as I thought and there will be no objections to the proposed changes from TVP.	Comments Noted
SUPPORT/ COMMENT	Shinfield Parish Council supports the above TRO. However, as we have stated in previous correspondence to Wokingham Borough Council, we feel that the 30mph speed limit zone on Hyde End Road should be extended eastwards to join up with the 30mph in Shinfield. The 40mph this TRO would create is only approximately 600m long and includes a very tight bend ill suited to large vehicles. We have also separately proposed that the 30mph speed limit on Church Lane should be maintained all the way to the junction with Hollow Lane.	Thames Valley Police do not currently support extending the 30mph past the Garden Centre to Appleton Way. However we will continue to discuss both Hyde End Road and Church Lane with the police
SUPPORT/ COMMENT	I write in support of the proposal to introduce a 30 mile an hour speed limit along the Basingstoke Road and Hyde End Road in Spencers Wood. This is long overdue and will be widely welcomed locally. However, I do not believe that the order is perfect. I would draw your attention to the short section of Hyde End Road to which the order does not apply. For drivers proceeding eastwards, the end of the 30 MPH zone is an invitation to accelerate into a blind corner. One anticipates accidents. For drivers proceeding westwards towards Basingstoke Road, they will come out of the same corner at speed and quickly see an instruction to cut their speed as a new speed restriction comes into view. This alone introduces a new danger into the road. I think the corner itself is sufficient to justify a 30 MPH limit. It is my recommendation that the restriction should continue along the whole length of Hyde End Road.	Thames Valley Police do not currently support extending the 30mph past the Garden Centre to Appleton Way. However we will continue to discuss this with the police.