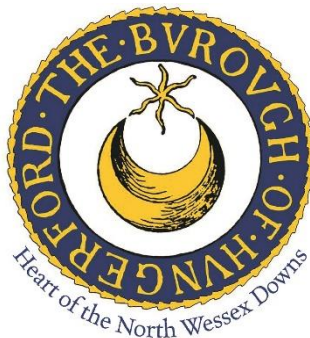


HUNGERFORD TOWN COUNCIL

The Mayor
Cllr Helen Simpson
c/o The Library
Church Street
Hungerford
RG17 0JG
Tel: 07920 110380
Cllr.helen.simpson@hungerford-tc.gov.uk



The Town Clerk
Mrs Claire Barnes
The Library
Church Street
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8th April 2025

To: Cllrs Fyfe, Hudson, Simpson, Winsor, Keates, Carlson, Cole, Armstrong & Montgomery.

Also, to all other Councillors for information including District Councillors and press.

You are summoned to a meeting of the **Environment and Planning Committee** to be held on **Monday 14th April 2025** commencing at 7.00 pm in the Library building, Hungerford.

All planning documents relating to items 24 and 25 are available on the West Berkshire Council planning portal:

[West Berkshire Council Planning and Business Control Services](#) and [West Berkshire Council Appeals](#)

The meeting is open to the press and public. **At 7.00 pm there will be a public forum to allow questions from the electors.**

*Members of the public may make representations, answer questions and give evidence at a meeting which they are entitled to attend in respect of the business on the agenda, providing they do so within the 15 minutes allotted time period (limited to 3 minutes per speaker) given at the beginning of each meeting. **Any questions should be submitted in advance by 2pm on the day of the meeting.** Public will not be permitted to interrupt, question or participate at any other point during the meeting unless invited to do so by the Chair. Timings will be at the discretion of the Chair.*

Mrs C Barnes
Town Clerk

AGENDA

EP2025019 Apologies for absence

EP2025020 Declarations of interest

EP2025021 Approval of Minutes of the Meeting held on Monday 10th March 2025 and update on actions.

- EP2025022** Consider West Berkshire Council's order to record a forked public footpath between Upper Eddington and Eddington Mill Cottage and consider HTC representation. Deadline 2nd May 2025.
- EP2025023** North Wessex Downs Management Plan Review 2025. [Management Plan - North Wessex Downs National Landscape](#). Propose Consultation Response. Deadline 30th April 2025. (Refer to Draft).
- EP2025024 Planning applications:**
- a) **Ref:** 24/02074/LBC
Applicant: 39 Charnham Street, Hungerford, RG17 0EJ
Proposal: Replacement of the existing ground floor sash windows with new hand-crafted sash windows exactly replicating the originals
Link: [Planning Documents \(westberks.gov.uk\)](#)
- b) **Ref:** 25/00389/ADV
Applicant: 21 High Street, Hungerford, RG17 0NF,
Proposal: 1 x non illuminated fascia 1 x non illuminated projecting sign
Link: [Planning Documents \(westberks.gov.uk\)](#)
- c) **Ref:** 25/00489/FUL
Applicant: 10 - 11 Bridge Street, Hungerford, RG17 0EH
Proposal: Change of use from A1 Retail to C3 Dwelling of ground floor
Link: [Planning Documents \(westberks.gov.uk\)](#)
- d) **Ref:** 25/00524/HOUSE
Applicant: Bridge House, 131 High Street, Hungerford, RG17 0DL
Proposal: Introduction of a replacement glazed link between the main building and rear annexe.
Link: [Planning Documents \(westberks.gov.uk\)](#)
- e) **Ref:** 25/00619/HOUSE
Applicant: 8 Church Way, Hungerford, RG17 0JX
Proposal: Demolish garage two storey side extension porch
Link: [Planning Documents \(westberks.gov.uk\)](#)
- f) **Ref:** 25/00667/FUL
Applicant: Rear Of, 31 Charnham Street, Hungerford, RG17 0EJ
Proposal: Change of use from offices to a single 3 bedroom dwelling house
Link: [Planning Documents \(westberks.gov.uk\)](#)
- g) **Ref:** 25/00678/FUL
Applicant: 111 High Street, Hungerford, RG17 0NB,
Proposal: Part change of use from shop to residential and new front entrance door
Link: [Planning Documents \(westberks.gov.uk\)](#)
- h) **Ref:** 25/00648/FUL
Applicant: 35 - 35A High Street Hungerford RG17 0NF
Proposal: Change of use from commercial to residential
Link: [Planning Documents \(westberks.gov.uk\)](#)

EP2025025 Case Officers Reports

- a) **Ref:** 25/00074/LBC
Applicant: Neates Cottage, Neates Yard, 108 High Street, Hungerford
Proposal: Replace softwood windows.
Link: [Planning Documents \(westberks.gov.uk\)](https://www.westberks.gov.uk/planning-documents)
WBC: Granted
HTC: No objection
- b) **Ref:** 25/00076/CERTP
Applicant: 15 Macklin Close Hungerford RG17 0BY
Proposal: Garage conversion
Link: [Planning Documents \(westberks.gov.uk\)](https://www.westberks.gov.uk/planning-documents)
WBC: Certificate of Lawful use or development issued
HTC: No comment required
- c) **Ref:** 24/02022/FUL
Applicant: Land Adjacent To, 123 Strongrove Hill, Hungerford,
Proposal: Erection of a single detached three bedroom house and associated works.
Link: [Planning Documents \(westberks.gov.uk\)](https://www.westberks.gov.uk/planning-documents)
WBC: Refused
HTC: Supported
- d) **Ref:** 25/00146/COND
Applicant: 26 Charnham Street, Hungerford, RG17 0EJ
Proposal: Application for Approval of Details Reserved by Condition 4 (External Joinery Windows / Doors) of planning permission 24/02542/LBC - Proposed 1 x new dwelling and conversion and extension of existing buildings into 3 x residential units including associated landscaping to the rear of 26 Charnham Street, Hungerford.
Link: [Planning Documents \(westberks.gov.uk\)](https://www.westberks.gov.uk/planning-documents)
WBC: Refused
HTC: Strongly supported the original application. Current application relates only to details submitted to discharge a condition (no.4) of consent ref: 24/02542/LBC, which is a Conservation matter
- e) **Ref:** 24/02828/HOUSE & 24/02829/LBC
Applicant: Chilton Lodge, Chilton, Hungerford, RG17 0SY
Proposal: Replacement of part of the existing main house roof covering.
Link: [Planning Documents \(westberks.gov.uk\)](https://www.westberks.gov.uk/planning-documents)
WBC: Granted
HTC: No Objection
- f) **Ref:** 24/02027/FUL
Applicant: Hungerford Park Estate, Hungerford Park, Hungerford, RG17 0UU
Proposal: Retrospective: application seeking temporary 5 year permission for the siting of a railway carriage and storage containers; and use of Railway Carriage as part office/salesroom/tasting room.
Link: [Planning Documents \(westberks.gov.uk\)](https://www.westberks.gov.uk/planning-documents)
WBC: **Granted Retrospective planning**
HTC: Objected on the same grounds are HTC did in 2017 and also because 17/02411/FUL is 30 months out of date and HTC does not believe new planning conditions will be met.
- f) **Ref:** 25/00310/HOUSE
Applicant: 17 Canal Walk, Hungerford, RG17 0EQ,
Proposal: Install conservatory to the rear of the property

Link: [Planning Documents \(westberks.gov.uk\)](https://www.westberks.gov.uk/planning)

WBC: Approved

HTC: No Objection