

**MINUTES OF THE MEETING OF THE PLANNING COMMITTEE OF  
WANTAGE TOWN COUNCIL HELD IN THE BEACON, PORTWAY, WANTAGE ON  
MONDAY, 10 JULY 2017 AT 7.30 P.M.**

Committee members present: Councillors Mrs J Reynolds (Chairman), A Crawford,  
Major J Sibbald and S Trinder.

Others present: One member of the public (part).

Deputy Town Clerk: Mrs K Buckingham.

**Apologies for Absence**

Apologies for absence were received from Councillors Ms K Gill and B Mabbett.

**Declarations of Disclosable Pecuniary Interests**

None.

**Minutes of meetings held on 5 and 26 June 2017**

The minutes were approved and signed.

**9. Statements and Questions from the Public**

None.

**10. Matters arising from the minutes**

a) Update on traffic calming at Chain Hill and Ickleton Road

The Highway Engineer was seeking a quote for the pole for the Vehicle Activated Sign at Chain Hill and would reply in due course.

b) Update on bus congestion in Market Place.

The Clerk had not yet undertaken any monitoring of the bus congestion in the Market Place. Contact would be made with the bus companies to accelerate revised bus timetables being considered to try and alleviate the issue.

**Action: Clerk**

c) Update on bus routes and other bus issues.

The Independent Advice Centre were currently looking into reviving a bus service around the town to replace the town bus service which had been cut.

d) Update on latest S106 figures.

It was confirmed that the s106 Officer post was currently vacant and therefore that there were no recent updates on the s106 figures available. It was requested that the County Council be contacted in relation to the funds set aside for highways works, including whether there were funds for a zebra crossing on Mill Street.

**Action: Deputy Clerk**

**11. To consider the planning applications listed overleaf and any other planning applications that are received prior to the meeting**

The planning applications listed on the attached sheet were considered, and the comments agreed. The member of the public left the meeting after the consideration of the applications.

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**12. To consider the minutes of the Traffic Advisory Committee meeting held on 29 June 2017**

The minutes were noted. Illegal parking around the town was discussed, which was considered to be getting worse. This was also exacerbated by the number of construction vehicles being forced to park on Church Street and Newbury Street. It was agreed that a letter be prepared and sent to the Thames Valley Police to try to highlight the worsening problem.

**Action: Trinder/ Deputy Clerk**

**13. To consider S106 contributions to be sought at the Naldertown site (P17/V0642/D and P17/V0569/FUL at Aberclare, St John's Ambulance and Cedarholme)**

It was noted that Wantage Town Council had objected to the proposal, but that the District Planning Officer had asked that s106 contribution requests be considered should the application be approved. It was agreed to request that off-street parking be provided for nearby residents who would no longer be able to park on-street and contributions would be suggested to; Naldertown Allotments; the upgrade of Alfred's Bath; the re-instatement of a community bus; IAC and Sweatbox.

**Action: Deputy Clerk**

**14. Update on Neighbourhood Plan and Local Plan Part 2**

It was noted that the Local Plan Part 2 preferred options consultation had now closed and that this was currently being reviewed. The next round of consultation would take place at the end of October 2017. The five year housing land supply had been confirmed at a supply of 6.7 years district wide.

The Neighbourhood Plan continued to be progressed, with the final amendments being made to the next version of the document with the aim of these being consulted upon in the Autumn 2017. The supporting documents also needed review, including the Basic Conditions Statement and the Consultation Statement.

**15. General correspondence**

a) To note correspondence concerning bus stops and highway changes on the A417 Reading Road relating to the Crab Hill development

Contact had been made with the company tasked with looking at bus stops and shelters on the Crab Hill site and on the A417. It had been made clear that Wantage Town Council wished to be involved in the discussion, but that no assumption could be made at present in relation to the responsibility for future maintenance.

The meeting closed at 8.25 p.m.

KDB/ME

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**PLANNING RECOMMENDATIONS**

- a) P17/V1656/FUL. **Amended details.** Erection of a new residential retirement dwelling with parking within the residential curtilage of Home Farm and a new vehicular/pedestrian access via the adjoining proposed residential Crab Hill Development. (As amended by plans and documentation received on 19 June 2017). Home Farm, 11A Charlton Village Road, OX12 7HE for Mr and Mrs Castle.

Put on hold by VWHDC.

- b) P17/V1749/HH and P17/V1750/LB. Proposed erection of a garden room to Granary Cottage. The Ham, Ickleton Road, OX12 9JA for Mr Nigel Blackwell.

No objection subject to the support of the Conservation Officer.

- c) P17/V1734/DPO. Discharge of Planning Obligation – WAN 7265/X. West Field, Springfield Road, OX12 8HD for Mrs P W Armitage.

No objection to the discharge of the planning obligation, however any future application for further residential development would need to be considered on its own merits.

- d) P17/V0901/FUL. **Amended details.** Variation of Condition 2 of P15/V0729/FUL (which permitted the demolition of the existing magistrates court and police station, and erection of 32 retirement apartments, with associated landscaping and car parking) for general amendments to internal layout of apartments, additional plant rooms and provision of additional dormer windows, amended of 27 June 2017 by additional proposed variation of Condition 15 to require all residents to be 60 years or older with no other age restrictions. Police Station, Church Street, OX12 8BW for Renaissance Retirement.

No objection to the variation of the condition.

- e) P17/V1773/FUL. Detached 3 bed dwelling. 26 Denchworth Road, OX12 9AX for Mr and Mrs J Walker.

No objection to the principle of a new dwelling. However, the reduction in the number of parking spaces from two to one is disappointing and would be contrary to the aspirations of the Wantage Neighbourhood Plan.

- f) P17/V1829/HH. Proposed first floor extension and partial garage conversion. 40 Westfield Way, OX12 7EW for Mr Ben Morrison.

No objection.

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