

**MINUTES OF THE MEETING OF THE PLANNING COMMITTEE OF
WANTAGE TOWN COUNCIL HELD IN THE BEACON, PORTWAY, WANTAGE ON
MONDAY, 29 JANUARY 2018 AT 7.30 P.M.**

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

Other Councillors present: Councillors CS Dickson and J Goodman.

Others present: One member of the public

Deputy Town Clerk - Communications: Miss S McKendrick

Apologies for Absence

None.

Declarations of Disclosable Pecuniary Interests

None.

Minutes of meetings held on 30 October, 20 November and 4 December 2017, and 8 January 2018.

The minutes were approved and signed.

29. Statements and Questions from the Public

None.

30. Matters arising from the minutes

a) Update on traffic calming/VAS

The VAS at Chain Hill was now in place. Following a County Council Localities meeting, a further £3,300 has been awarded for the VAS at Ickleton Road.

b) Update on bus congestion in Market Place and comet bus service

The arrangements for making changes to the bus stops/stands/disabled spaces in the town centre now rested with the County Council. With regard to emergency service delays from buses double parking, neither the ambulance service nor fire service were aware of any incidents where they had been delayed in the Market Place. The fire service advised it actively avoids going through the Market Place. A meeting is to be arranged with David Taylor from the County Council to discuss bus service arrangements.

Action: Deputy Clerk Communications

The Comet bus service was currently running three routes with a review of the services due in a few weeks. Advertising is ongoing. It is recognised that the service is new and will take time to become established.

c) S106 update

This is an ongoing action with the Deputy Clerk. Confirmation from OCC was still awaited as to whether there were any outstanding S106 funds for highway improvements and this would be chased up.

Action: Deputy Clerk

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d) Update on Development Forums for Crab Hill and Grove Airfield

Crab Hill Forum

A further planning application was imminently due. A public exhibition was being held on 3 February 2018.

Grove Airfield Forum

Work on detailed planning applications was ongoing.

31. 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.

- h) P17/V2674/RM. Reserved Matters application for infrastructure works for Phase 1B and Centre West of the Crab Hill development.(as amended by drawings and information received 22 & 23 January 2018). Land north of A417, East of Wantage Wantage OX12 8PL for St Modwen Developments.

Consideration by the committee was deferred. Members were to submit suggested comments to the Deputy Clerk Communications by 5 February.

Action: All

32. Minutes of the Traffic Advisory Committee held on 18 January 2018

An amendment was noted. Item 8 – Road Schemes currently reads “A417 Springfield Road/Ormond Road.”, should read “Springfield Road/Charlton Road.”

33. Update on Neighbourhood Plan and Local Plan Part 2

A latest draft Neighbourhood Plan had been distributed to all councillors for consideration. The Committee wished to seek the advice of the consultant on the updated draft before giving its consideration. It was agreed that it would be helpful to understand the steps involved, with suggested timeline, in order to get the updated draft to the Inspector ready.

34. General correspondence

None.

The meeting closed at 8.45 p.m.

SM/ME

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PLANNING RECOMMENDATIONS

- a) P18/V0034/HH. Proposed single-storey rear extension and replacement garage. 22 Larkhill, OX12 8HW for Mr and Mrs Moulds.

No objection.

- b) P17/V2479/RM. Amendment No 1 dated 10 January 2018. Matters seeking approval are appearance, landscaping, layout and scale. The outline planning application was not an EIA application (as amended by plans submitted on 10 January 2018). King Alfred School East, Springfield Road, OX12 8ET for Bovis Homes.

Objection. We note the development is still significantly below the unallocated parking (visitor) OCC guidelines; there should be around 45-55 spaces, there are 15. Affordable rented houses are in 4 blocks rather than distributed evenly throughout site. No mention of traffic management for exiting Springfield Road onto Charlton Road. In the outline permission there was talk of S278 funding for a mini roundabout.

- c) P18/V0082/HH. Single storey side extension. The Croft, Portway, OX12 9BU for Mr Tim Hunt.

No objection.

- d) P18/V0047/HH. Proposed single storey side extension. 70 Mill Street, OX12 9AN for Mr Bristow and Ms Heery.

No objection, subject to a condition being attached to prevent it being converted to a separate dwelling.

- e) P18/V0061/LB. Painted front of shop and handwritten signage in line with local shops and area to keep authenticity of the surrounding environment. M and A (Wantage) Ltd, 30 Market Place, OX12 8AJ for Christopher White.

No objection, subject to the support of the Conservation Officer.

- f) P17/V3201/FUL. Proposed erection of a detached dwelling and double garage (amended red line and drainage plan received 17.1.18). Charlton House, 37 Charlton Road, OX12 8EP for Mrs L Alder.

No objection.

- g) P17/V2986/FUL. Proposed new dwelling and works there to. (As amended by plans and documentation received on 23 January 2018). 3 Wasbrough Avenue, OX12 9BD for Mr Stuart Locke.

No objection, subject to highways department approval.

- h) P17/V2674/RM. Reserved Matters application for infrastructure works for Phase 1B and Centre West of the Crab Hill development.(as amended by drawings and information received 22 & 23 January 2018). Land north of A417, East of Wantage Wantage OX12 8PL for St Modwen Developments.

Deferred – see above.