

**MINUTES OF THE MEETING OF THE PLANNING COMMITTEE OF
WANTAGE TOWN COUNCIL HELD IN THE BEACON, PORTWAY, WANTAGE ON
MONDAY, 4 MARCH 2019 AT 7.30 P.M.**

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

Deputy Town Clerk: Miss S Sanders.

Apologies for Absence

An apology for absence was received from Councillor Miss K Gill.

Declarations of Disclosable Pecuniary Interests

None

Minutes of meetings held on 21 January and 11 February 2019

The minutes were approved and signed.

43. Briefing by Turley Homes regarding a reserved matters application for Phase 1b at Crab Hill, Wantage

Representatives of Turley Homes had been unable to attend.

44. Statements and Questions from the Public

None

45. Matters arising from the minutes

a) Update on traffic calming VAS for Mill Street

An unmetered agreement with SSE for the energy which the VAS uses needed to be arranged. A certificate will be issued as this proof is required by OCC prior to fitting a twin isolator. The Deputy Clerk was to ascertain how much the charge for energy was likely to be.

Action: Deputy Clerk

b) Update on breakdown of S106 allocations

It was reported that there were no S106 contributions available from Pegasus Court.

c) Update on road conditions at housing developments

The conditions of the roads had seen some improvement. However, wheel washing was not being used at Springfield Road and construction workers had been working outside of permitted hours on the Crab Hill development. Members of the public had been in touch with the District Council, but had been unhappy with the responses they had received. The Chairman was to ask Stuart Walker, Senior Planning Officer whether planning conditions of major applications could be easily accessible to members of the public to enable them to check them. **Action: Cllr Reynolds**

46. 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.

- a) P18/V2756/FUL – It was requested that the application be called in for consideration by the District Council’s Planning Committee. The Deputy Clerk was to pass this request to the ward’s district councillors, who had the authority to do this. **Action: Deputy Clerk**

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47. To consider the minutes of the Wantage and Grove Traffic Advisory Committee meeting held on 17 January 2019

Noted.

48. Oxfordshire Plan 2050

Details of the Oxfordshire Plan 2050 were to be circulated to all councillors by the Deputy Clerk. They were to be asked to make any comments to the Chairman by 11 March 2019, in order for her to submit a collective response to the Plan. **Action: Deputy Clerk/Cllr Reynolds**

49. Update on actions relating to the Neighbourhood Plan

The District Council's consultant had agreed to work with the Town Council to ensure the Plan document, Basic Conditions and Communication statements were updated and suitable for submission to the District Council.

50. Other business

a) Parking in Ormond Road.

A member of the public had contacted the Town Council regarding traffic parking along both sides of Ormond Road, making passing difficult. It was agreed that there was no prospect of changes receiving support from any quarter because Oxfordshire County Council and the police view parked cars as traffic calming. There would be no enforcement for yellow lines.

The meeting closed at 8.40 p.m.

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PLANNING RECOMMENDATIONS

- a) P18/V2756/FUL. **Amended details.** Proposed new dwelling, garage and partial demolition of the existing dwelling with that retained to be used as an outbuilding used for storage (as amended by drawings received 18 January and 13 February 2019). Jigsaw, Coopers Lane, OX12 8HQ for Mr and Mrs B Alder.

Objection. Overdevelopment of the whole site, unneighbourly and massing. If planning is approved by the District Council, can a condition be applied that the remainder of the semi-detached building and the garage is not to be used as a dwelling and the site is not used for business purposes? The turning circle needs to be adequate to enable vehicles to drive forward.

- b) P19/V0313/FUL. Variation of condition 2 (approved plans) of planning permission P17/V0189/FUL to provide additional light to the one bed studio by adding windows. To omit drawing 3638-P01A and add 3638-W03. Change of use from offices to residential on first and second floors to form 2 x two bed flats and 1 x one bed studio. Victoria Cross Gallery, Market Place, OX12 8AS for Benedicts.

No objection in principle subject to the conservation officer's approval and that the material used will be wood.

- c) P19/V0336/LB. Add high level windows to south elevation. Victoria Cross Gallery, Market Place, OX12 8AS for Benedicts.

As above.

- d) P19/V0437/HH. Improvements to existing ground floor rear extension and new ground floor extension. 27 Belmont, Wantage OX12 9AS for Ms Michelle Kelleher.

No objection.
