

**MINUTES OF THE MEETING OF THE PLANNING COMMITTEE OF WANTAGE  
TOWN COUNCIL HELD AT THE BEACON, PORTWAY  
ON MONDAY, 29 NOVEMBER 2021 AT 9.00 PM**

Committee members present: Councillors E L Johnson (Chairman)  
Councillors I R Cameron, A Dunford, J Sibbald, S Third

Other councillors present: None

Others present: None

Deputy Town Clerk: S Sanders

**A. Apologies for absence.**

Councillors T Gilhome, A C Menzies and I L Sheldon

**B. To receive any declarations of disclosable pecuniary interests.**

None.

**C. Statements and questions from the public**

None.

**D. 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 sheets were considered, and the comments agreed.

**E. To reconsider the name Charlton Acres for a street at Phase 3B Kingsgrove.**

The District Council had requested an alternative name because the name Charlton appears on other streets in the area. Two names had been suggested by the developer: Ryegrass and Starling. It was agreed to put forward Ryegrass.

**F. General correspondence**

It was noted that planning application P21/V2040/RM was due to be heard by the District Council's planning committee on 7 December 2021. The Chairman would like to speak at the meeting.

**Action: Deputy Clerk**

The meeting closed at 9.45 pm.

PLANNING RECOMMENDATIONS

- a) P21/V2489/FUL Conversion of offices on first and second floor to provide 6x 1 bedroom flats together with new dormer style extension for flats 4 & 5 on the second floor and new stairwell above roofline. (Description amendment agreed with agent on 27 October 2021. Amended plans and documentation received 29 October and 4 November 2021). Victoria Cross Gallery Market Place Wantage Oxfordshire OX12 8AS.

Objection. Wantage Town Council is pleased to see that some of its concerns have been addressed, however there are still concerns that the application does not conform to the Technical Housing Standards. Concerns about lack of natural light into living spaces. Would like to see evidence of the extensive marketing of office space. Request that the fire prevention officer is consulted regarding the fire escapes.

- b) P21/V2490/LB Conversion of offices on first and second floor to provide 6x 1 bedroom flats together with new dormer style extension for flats 4 & 5 on the second floor and new stairwell above roofline. (Description amendment agreed with agent on 27 October 2021. Amended plans and documentation received 29 October and 4 November 2021) Victoria Cross Gallery Market Place Wantage Oxfordshire OX12 8AS.

No objection.

- c) P21/V2336/HH Proposed single storey side extension and erection of retrospective fence (amended by plan received on 08/11/21 reducing the height to 1 metre). 2 Stockham Way, Wantage, OX12 0BH.

No objection.

- d) P21/V2905/LDP Convert integral garage into useable room. (to current building regs) C3 - C4 Category change. 1 Harcourt Way Wantage OX12 7DA for Emily Thompson, 23 Barwell Wantage, OX12 9AZ.

No objection. It is believed there is sufficient parking for a 5 bedroom house.

- e) P21/V3113/FUL Change of use of period house from Offices E(g) to one Dwelling house (C3) to allow continued use of the building. Proposed: 3 bedroom, 3 storey home. 1 Alfred Street Wantage Oxfordshire OX12 8AN.

No objection in principle but would like to see evidence of the marketing of the property for business use.

- f) P21/V3175/FUL Erection of temporary unit to contain a café, alongside associated outdoor seating area for a temporary period from 01 February 2022 until 01 March 2024 South of Public Square Crab Hill Land North A417 Wantage

No objection.

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- g) P21/V3091/HH Conversion of existing garage, demolish existing utility room and erect single storey elderly parent accommodation supplementary to main house. 40 Warmans Close, Wantage OX12 9XT

No objection.

- h) P21/V3230/FUL Proposed side extension with internal alterations on the ground floor 16 Mably Grove, Wantage, OX12 9XN for Mr Atkinson, 16 Mably Grove, Wantage, OX12 9XN

No objection.

- i) P21/V3170/HH Erection of shed & wooden bin store – RETROSPECTIVE 10 Hiskins, Wantage OX12 9HU

No objection providing the shed and bin store do not restrict access to number 11 Hiskins and that suitable parking remains.

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