

**MINUTES OF THE MEETING OF THE PLANNING COMMITTEE OF
WANTAGE TOWN COUNCIL HELD AT THE BEACON, PORTWAY, WANTAGE
ON MONDAY, 21 AUGUST 2023 AT 7.30PM**

Committee members present: Councillors I R Cameron (Chair) and S Third

Other councillors present: Councillor K Morris attended as a substitute.

Deputy Clerk: S Sanders

A. Apologies for absence

Apologies for absence were received from Councillors A Crawford, T Gilhome, E L Johnson (Chair), A C Menzies and V Wright. In the absence of Councillor Johnson, Councillor Cameron was chair of the meeting.

B. To receive any declarations of disclosable pecuniary interests, other registrable interests and non-registrable 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.

None

E. General Correspondence.

a) Consultation (OCC) – Market Place Area (Wantage) – proposed Prohibition of Motor Vehicles & Parking Amendments.

It was agreed that Councillor Cameron would prepare the response to the consultation and that the Deputy Clerk submit the response in support of the proposal.

Action: Deputy Clerk

b) Land to the north of Grove – Meeting request from SP Broadway on behalf of Richborough.

It was agreed to decline the invitation to meet SP Broadway because the proposal is within the parish of Grove.

Action: Deputy Clerk

The meeting closed at 8.30 PM

PLANNING RECOMMENDATIONS

- a) P23/V1616/HH To build a first floor extension on top of existing garage; to convert the garage into another reception room, reordering the downstairs kitchen, dining room and utility.
70 Westfield Way, Charlton Heights, Wantage, Oxfordshire, OX12 7EP.

No objection subject to clarification of the vehicle parking arrangements.

- b) P23/V1748/LDP Certificate of Lawfulness for the proposed demolition of existing 1960s concrete prefab garage, to be replaced by a larger workshop.
24 Ormond Road, Wantage, OX12 8DZ.

Noted.

- c) P23/V/1753HH Proposed single storey extension to rear elevation.
53 St Gabriel's, Wantage, OX12 8FJ.

No objection.

- d) P23/V1787/A Change of use of whole site from shop (E(a)) and dwelling (C3) to a veterinary surgery (Sui Generis). Demolition of existing buildings and construction of new building with new signage. Wantage Motorist Centre, 1 Hans Avenue, Wantage, OX12 7DB.

No objection.

- e) P23/V1786/FUL Change of use of whole site from shop (E(a)) and dwelling (C3) to a veterinary surgery (Sui Generis). Demolition of existing buildings and construction of new building with new signage. Wantage Motorist Centre, 1 Hans Avenue, Wantage, OX12 7DB.

No objection.

- f) P23/V1296/RM Reserved Matters application for appearance, landscaping, layout and scale pursuant to P21/V2544/FUL. Discharge of Conditions 8(reserved matters), 17(CEMP), 19(Energy Delivery Strategy), 20(energy efficiency), 21(landscaping), 24(landscaping maintenance schedule), 31(LEMP), 33(contamination), 34(site lighting/floodlights), 35(WMMS), 37(drainage), 38(off-site drainage) and 53(BREEAM) of P21/V2544/FUL (as amended by plans received 7 August 2023). (Variation of condition 12 (specified layout and form) in application P19/V1269/FUL. There is a need to change the parameter plans and thus condition 1 is required to be amended. Variation of Condition 1 (approved plans), 7(Housing Delivery Document) and 17(phasing plan) of planning permission P17/V0652/FUL. (Proposed Central Park including sports pitches, equipment and pavilion, upgrade works to the route of the former BOAT and pedestrian route to A338).
Central Park, Crab Hill, Wantage, OX12 7GN.

Clarification of the following was required:

- a) Sizes of pitches

MINUTES OF THE MEETING OF THE PLANNING COMMITTEE OF WANTAGE TOWN COUNCIL HELD AT THE
BEACON, PORTWAY, WANTAGE ON MONDAY, 21 AUGUST 2023 AT 7.30PM

- b) Clarification that the play equipment will be accessible and inclusive for everyone including wheelchair users.
 - c) Height of fence has not been addressed/amended.
- g) P23/V1808/HH Replacement of a modern 6'x6' bare aluminium greenhouse with a new 8'x10' greenhouse on the same location, with brick dwarf-wall construction and white painted aluminium frames fitted with toughened glass.
2 St Michaels, Priory Road, Wantage, OX12 9DE.

No objection.

- h) P23/V1793/HH Proposed single and two storey extension top form a granny annexe.
8 Palmers, Wantage, OX12 7HB.

No objection subject to a condition preventing the annexe from becoming a separate dwelling.

- i) P23/V1761/LB Replacement of double glazed windows in upper storey.
Ham Lodge, Ickleton Road, Wantage, OX12 9JA.

No objection.

- j) P23/V1763/LDP Integral garage conversion. From a garage into a usable room.
15 Truelocks Way, Wantage, OX12 7EG.

No objection subject to a condition preventing the annexe from becoming a separate dwelling.
