

**MINUTES OF THE MEETING OF THE PLANNING COMMITTEE OF
WANTAGE TOWN COUNCIL HELD AT THE BEACON, PORTWAY, WANTAGE
ON MONDAY, 19 AUGUST 2024 AT 9.05PM**

Committee members present: Cllr E Johnson (Chair), Cllrs A Menzies, K Morris, T Gilhome and
I Cameron.

Others present: Cllr J Hannaby

Town Clerk: Julia Evans

A. Apologies for absence

None.

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.

E. To consider the draft Neighbourhood Plan Consultation Statement.

It was confirmed that the Council was happy with the document.

ON THE PROPOSAL OF Cllr E Johnson

SECONDED BY Cllr I Cameron

IT WAS RESOLVED THAT the Clerk would submit the document to the VOWHDC

F. General correspondence

P24/V0709/FUL

A meeting was held with the developer. Details that were not previously available had been shared with the Council.

MINUTES OF THE MEETING OF THE PLANNING COMMITTEE OF WANTAGE TOWN COUNCIL HELD AT THE
BEACON, PORTWAY, WANTAGE ON MONDAY, 19 AUGUST 2024 AT 9.05PM

Cllrs Cameron and Menzies had raised a number of questions at the meeting:

Cllr Cameron had concerns about the relationship with water run-off from new houses at the top of the hill. This has been explained. SUDS 6 was to be for settlement. Only the overflow from this would go into the brook. The same was true from Aldworth Avenue. The developers believed that the development itself would reduce the amount of run-off to Aldworth Avenue. Cllr Gilhome was concerned that water run-off from the road would pollute the brook. This was discussed in detail. The ponds will need to be maintained and the management company would need to deal with this. Cllr Cameron pointed out that this water comes down anyway. He noted that the outlet would now be stone clad with wooden railings. Cllr Morris asked how the SUD was constructed and wanted to know if it was lined in any way. He was concerned about the size of the pipe which he felt was rather large. Following discussion, Cllr Morris said that he was happy. Cllrs Cameron and Menzies were also content. It was agreed to withdraw the objection as the Council believe concerns regarding appearance have been addressed and understand that the concern about pollutants entering Letcombe Brook was addressed by pond 6 acting as a settlement tank.

Cllr Hannaby stated that it would be going to the VOWHDC Planning Committee the following week.

The meeting closed at 9.52pm

PLANNING RECOMMENDATIONS

- a) P24/V1670/HH Single storey rear extension.
52 Hamfield, Wantage, OX12 9EQ.

There were no objections.

- b) P24/V1681/HH Part retention of existing garage and part inclusion of existing garage into habitable space in the form of an extended kitchen/diner.
40 Flowe Drive, Wantage, OX12 7GS.

Holding objection.

The proposal leaves the property with a single parking space. Full plans have not been included so we cannot ascertain whether the house meets the parking standards.

- c) P24/V1567/LDP The current use is two public tennis courts. The planned change is to install two padel courts and one pickleball court, retaining one tennis court. The pickleball court has little to no change compared to the tennis court as it only requires painting pickleball lines, along with the appropriate net. The two Padel courts will require a change to include the required enclosure for Padel, which is a combination of glass and weld mesh rebound wall and fence panels supported by steel posts fixed to a concrete foundation with a synthetic turf play surface.

Recreation Ground, Manor Road, Wantage, OX12 8DW.

Noted. It will increase the usage of the courts.

- d) P24/V1625/S73 Variation of conditions 2(Approved Plans) & 6(Sustainable Drainage Scheme) on application P23/V1786/FUL to revise the design of the SUDS compliant surface water drainage proposal. (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.

There were no objections.

- e) P24/V1624/HH Dropped kerb and construct a driveway.
31 Denchworth Road, Wantage, OX12 9AX.

There were no objections.

- f) P24/V1703/LB Replacement of the ground floor and first floor windows, clerestory windows and a boiler room door to the Administration Block.

King Alfred's School, Portway, Wantage, OX12 9BY.

No objection subject to confirmation from heritage officer that there are no concerns with the plans.
