

WALLINGFORD TOWN COUNCIL

M I N U T E S

of the

Meeting of the Planning Committee on 21st June 2021 at 7p.m

PRESENT:

Councillors: Hughes, Keats- Rohan, Kidley, Lester, Whelan

Senior Officer: Tracey Collins

Officer: Emilie Perry

There were three members of the public present

19:00/ 7PM – The Meeting Started

43/21. ELECTION OF A CHAIRMAN

To elect a Chairman for the 2021/2022 Municipal Year

It was proposed by Councillor Lester, seconded by Councillor Whelan and

RESOLVED: THAT Councillor Hughes be elected as Chairman for the ensuing Municipal Year (unanimous)

44/21. THANKS TO RETIRING CHAIRMAN

Councillor Lester suggested that the Committee give thanks to retiring Chairman Councillor Wilder, who was not present

45/21. TO ADVISE THOSE IN ATTENDANCE OF THE PROTOCOL FOR THE MEETING

The Chairman reminded attendees where the fire exits were in case of emergency, that every attendant is separated for health reasons and that the meeting was being recorded

46/21. APOLOGIES

Councillor Newcombe's apologies were received

The Locum Town Clerk's apologies were received

Councillor Wilder was not in attendance

47/21. DECLARATION OF INTERESTS

A Councillor with voting rights who has a disclosable pecuniary interest or another interest as set out in our Council's Standing Orders Code of Conduct (Item 13) in a matter being considered at a meeting is subject to statutory limitations or restrictions under code of conduct and his right to participate and vote on the matter (guidelines

are available at the meeting and all Councillors have received a copy prior to the meeting) Information for each Member was available at the meeting

Councillor Lester declared an interest in Agenda item number 8(x)

48/21. PLANNING MINUTES

It was proposed by Councillor Whelan, Seconded by Councillor Kidley and **RESOLVED: THAT** the Minutes of the Planning meeting held on the 25th May 2021 as set out on pages 6 - 11 of the Minute Book (copy circulated to Councillors) be signed as a correct record (unanimous)

49/21. PUBLIC PARTICIPATION 15 MINUTES IN TOTAL

Mr Giles Brockbank, Ridge and Partners: Mr Brockbank reported that he and his associate had been liaising closely with neighbours of the Winterbrook Nursing Home and SODC, and have reduced the scale of the plans to come away from the boundary lines and reduce the mass of the overall building. Drawings of the front and rear elevations were shown to have been amended to be less imposing and more respectful of the neighbours' amenity and privacy. Mr Brockbank answered Councillors' questions by reporting that the Local Authority require electric charging points for vehicles, introducing a 40% carbon reduction, and landscaping for screening the building from neighbours as planning conditions. Overall, Mr Brockbank demonstrated that Beechcroft have done what they can in terms of the comments received on the application so far to make it a much more acceptable scheme.

Mr Bernard Stone: Mr Stone thanked Ridge and Partners for their willingness to liaise about this scheme, and that the changes made have gone a long way to make the scheme more acceptable. Mr Stone suggested a preservation order be put on the already- existing trees. He then spoke from a neighbour's perspective: Beechcroft is a quiet neighbour, is well-known in this area and does not cause typical neighbourly problems. He also invited the Committee to consider that most comments made about the scheme did not take into account viability; the former Nursing Home failed because it was too small, but this scheme can get such a site back up to speed and keep it viable.

50/21. VARIATION OF ORDER OF BUSINESS

There was no variation to order of business

51/21. PLANNING APPLICATIONS

(i) [P21/S2064/HH](#): Erection of a single-storey rear extension with pitch roof over and insertion of 6 roof lights- 6 Station Road, Wallingford, OX10 0HU

It was Proposed by Councillor Keats- Rohan, seconded by Councillor Kidley and **RESOLVED: THAT** Wallingford Town Council supports this application (unanimous)
Submission Ref: 195561

(ii) [P21/S2127/RM](#): Submission of reserved matters pursuant to outline planning permission reference P14/S2860/O; relating to appearance, landscaping, layout and scale; submitted for approval for Phase 3 and partial discharge of Conditions 11, 17, 18, 20, 26, 28, 30, 31, 34, 36 and 38 of planning permission P14/S2860/O- Land to the West of Wallingford, (Site B) Wallingford, OX10 0ND

It was Proposed by Councillor Kidley, seconded by Councillor Hughes and

RESOLVED: THAT Wallingford Town Council supports this application (unanimous)

Submission Ref: 195564

(iii) [P21/S2068/LB](#): Replacement of single-glazed window with wooden-framed double-glazed unit with double-glazed window in the same style- 11 High Street, Wallingford, OX10 0BP

It was Proposed by Councillor Lester, seconded by Councillor Whelan and

RESOLVED: THAT Wallingford Town Council fully supports this application (unanimous)

Submission Ref: 195566

(iv) [P21/S2072/LB](#): Replacement of existing defective modern double-glazed window with traditional wooden-framed double-glazed unit- 11 High Street, Wallingford, OX10 0BP

It was Proposed by Councillor Lester, seconded by Councillor Whelan and

RESOLVED: THAT Wallingford Town Council fully supports this application (unanimous)

Submission Ref: 195567

(v) [P21/S2330/HH](#): Proposed ground floor side and rear extension- 77 Wantage Road, Wallingford, OX10 0LS

It was Proposed by Councillor Whelan, seconded by Councillor Kidley and

RESOLVED: THAT Wallingford Town Council support this application (unanimous)

Submission Ref: 195570

(vi) [P21/S0608/HH](#) (Amdt.2): Demolition of existing rear, single storey extension. Construction of new single storey infill extension at rear. Fenestration changes to the existing house. Various internal alterations/re-modelling. Demolition of existing detached garage and store building on Thames Street and construction of a new detached flat-roofed single garage. Section of garden wall beside No 2 will be repaired and made good (as amended by plans received 20 April 2021 and further amended by plans received 4 June 2021 removing first floor extension)

Address: Cornerstone Cottage, 1 St Peters Street, Wallingford, OX10 0BQ

It was Proposed by Councillor Lester, seconded by Councillor Keats- Rohan and

RESOLVED: THAT Wallingford Town Council supports this application (unanimous)

Submission Ref: 195572

(vii) [P21/S2317/LDP](#): Remove wall (and insert RSJ) between lounge and integrated garage and build brick wall to divide existing 8555mm long garage into a garage of approximately 5000mm length and a new proposed living area of approximately 3200 length with the new proposed living area accessed by double door from the existing lounge- 2 Barbican Close, Wallingford, OX10 9QG

It was Proposed by Councillor Hughes, seconded by Councillor Whelan and

RESOLVED: THAT Wallingford Town Council supports this application (unanimous)

Submission Ref: 195573

(viii) [P21/S2382/HH](#): Proposed ground floor rear, side and front extensions, proposed first floor side extension- 7 Glyn Road, Wallingford, OX10 8JX

It was Proposed by Councillor Hughes, seconded by Councillor Keats- Rohan and

RESOLVED: THAT Wallingford Town Council objects to this application on the grounds that it is an overbearing development that reduces privacy and amenity for neighbours (unanimous)

Submission Ref: 195574

(ix) [P21/S1778/HH](#) (Amdt.1): Demolition of existing garage. Erection of new 2 storey side extension and single storey rear extension. Associated internal reconfigurations. (As amended by drawings received 4 June 2021, to further set the extension down and set it back from the front elevation) (Completed Certificate B received 8 June 2021)- 10 Norries Drive, Wallingford, OX10 8JS

It was Proposed by Councillor Kidley, seconded by Councillor Hughes and

RESOLVED: THAT Wallingford Town Council supports this application (unanimous)

Submission Ref: 195575

(x) [P21/S2328/LB](#): Repair works to outbuilding- Lloyds TSB Bank Plc, 4 Market Place, Wallingford, OX10 0EH

It was Proposed by Councillor Keats- Rohan, seconded by Councillor Hughes and

RESOLVED: THAT Wallingford Town Council fully supports this application (unanimous). Councillor Lester abstained from this vote

Submission Ref: 195576

(xi) [P21/S2531/HH](#): Construction of single storey front extension and two storey rear extension on existing semi-detached house- 35 St Nicholas Road, Wallingford, OX10 8HU

It was Proposed by Councillor Whelan, seconded by Councillor Lester and

RESOLVED: THAT Wallingford Town Council supports this application with comment: an effort should be made to replace the two trees being removed (unanimous)

Submission Ref: 195577

(xii) [P21/S2469/HH](#): Proposed ground and first floor side extension. Proposed ground floor front and ground floor rear extensions- 14 Brookmead Drive, Wallingford, OX10 9BN

It was Proposed by Councillor Hughes, seconded by Councillor Lester and

RESOLVED: THAT Wallingford Town Council supports this application (unanimous)

Submission Ref: 195579

(xiii) [P21/S2405/HH](#): Single storey rear extension- 15 Greenfield Crescent, Wallingford, OX10 0PA
It was Proposed by Councillor Hughes, seconded by Councillor Kidley and
RESOLVED: THAT Wallingford Town Council supports this application (unanimous)
Submission Ref: 195580

(xiv) [P21/S2553/HH](#): Proposed new garden room- 9 Morrell Place, Wallingford, OX10 9DW (Conservation Area)
It was Proposed by Councillor Whelan, seconded by Councillor Lester and
RESOLVED: THAT Wallingford Town Council supports this application (unanimous)
Submission Ref: 195581

52/21. DECISION NOTICES RECEIVED FROM SOUTH OXFORDSHIRE DISTRICT COUNCIL

- (i) **Application Number:** [P21/S0870/FUL](#)
Site Location: Hilliard House Lester Way Wallingford Oxon OX10 9TA
WTC Response: Fully support this application
Decision: Planning Permission granted – **Noted**
- (ii) **Application Number:** [P21/S1500/HH](#)
Site Location: 7 Fraser Gardens Wallingford OX10 9BL
WTC Response: Fully support this application
Decision: Planning Permission granted – **Noted**
- (iii) **Application Number:** [P21/S0990/LB](#) / [P21/S0996/HH](#)
Site Location: St Nicholas House 90 High Street Wallingford OX10 0BW
WTC Response: Support this application with comment
Decision: Planning Permission granted – **Noted**
- (iv) **Application Number:** [P20/S3629/HH](#)
Site Location: 1 Crispin Place, Wallingford, OX10 0DR
WTC Response: Support this application
Decision: Planning Permission granted – **Noted**
- (v) **Application Number:** [P21/S1541/HH](#)
Site Location: 107 Wantage Road Wallingford OX10 0LT
Decision: Planning Permission granted – **Noted**
- (vi) **Application Number:** [P21/S1651/HH](#)
Site Location: 24 Barley Close, Wallingford, OX10 9BX
Decision: Planning Permission granted – **Noted**
- (vii) **Application Number:** [P21/S1460/HH](#)
Site Location: 113 Wantage Road, Wallingford, OX10 0LT
WTC Response: Support this application
Decision: Planning Permission granted - **Noted**

(viii) **Application Number:** [P21/S1717/HH](#)

Site Location: 63 Wantage Road, Willowbank, Wallingford, OX10 0LS

WTC Response: Support this application

Decision: Planning Permission granted – **Noted**

(ix) **Application Number:** [P21/S1802/FUL](#)

Site Location: Wallingford House, 46 High Street, Wallingford, OX10 0DB

WTC Response: Support this application

Decision: Planning Permission granted – **Noted**

53/21. DISCHARGE OF CONDITIONS TO BE NOTED BY COUNCILLORS

None to be noted

54/21. ENFORCEMENT CASES – UPDATED LIST ATTACHED

(i) Enforcement Case List to no longer include the closed cases

(ii) The Officer to chase Enforcement and Conservation for updates on 58 St. Mary's and 7 Thames Street

(iii) The Officer to chase Enforcement for updates on Fraggie Farm

55/21. FUTURE AGENDA ITEMS

Upgrade on Cholsey Waste Water – Rolling item

Site B Representatives

Site E Representatives

19:54/ 7:54PM – The Meeting Closed

2021-06-22 Planning EP

Chairman