



Wallingford Town Council

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**To the Members of the Planning Committee**

Cllr Mahmood Ebrahimjee  
Cllr Sue Hendrie (Chairman)  
Cllr Mark Hoskins  
Cllr Nigel Hughes (Vice-Chairman)  
Cllr Ros Lester

Non-voting:

District Councillor James Barlow  
District Councillor Katharine Keats-Rohan

2 June 2023

Dear Councillors

You are hereby summoned to attend a meeting of the **Planning Committee** on **Wednesday, 7 June 2023** at **7.00 pm** in **Wallingford Town Hall** for the transaction of business as set out on the attached agenda.

Apologies for the meeting should be sent to Luke Whitcomb, Meetings Officer, at [meetings@wallingfordtowncouncil.gov.uk](mailto:meetings@wallingfordtowncouncil.gov.uk)

Yours sincerely

Michelle Taylor  
Town Clerk & Responsible Finance Officer

**MEETING OF THE PLANNING COMMITTEE  
WEDNESDAY, 7 JUNE 2023, 7.00 PM  
WALLINGFORD TOWN HALL**

**AGENDA**

**1     MEETING PROTOCOL**

The Chairman to advise those present of the protocol to be followed for this meeting

**2     APOLOGIES**

To receive apologies for absence

**3     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 their 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.

**4     MINUTES**

To approve the minutes of the meetings of the Planning Committee held on 17 May 2023 and authorise the Chairman to sign them

- DOCUMENT ATTACHED
- RESOLUTION REQUIRED

**5     ACTIONS FROM PREVIOUS MEETINGS**

To review progress on carry forward 'open' actions from previous meetings

- DOCUMENT ATTACHED

**6     PUBLIC PARTICIPATION**

To hear from members of the public on any matter on the agenda

We welcome members of the public at our meetings. A maximum of 15 minutes has been set aside for this. The maximum length for an individual contribution is at the discretion of the Chairman and may depend on the number of people who wish to speak.

Members of the public who wish to speak at this meeting should email the Meetings Officer at [meetings@wallingfordtowncouncil.gov.uk](mailto:meetings@wallingfordtowncouncil.gov.uk)

## **7 PLANNING AND TREE WORKS APPLICATIONS AND APPEALS**

To consider and make recommendations to the District Council as Planning Authority on the following applications and appeals, received since the last meeting

- **RECOMMENDATIONS REQUIRED**

**(a) Winterbrook Nursing Home 18 Winterbrook Wallingford OX10 9EF**

[P23/S1498/FUL](#)

Creation of a temporary vehicular and pedestrian access for sales staff and visitors (for up to 24 months) associated with the construction of new dwellings being created pursuant to planning permission P21/S1415/FUL

**(b) 3 Greenfield Crescent Wallingford OX10 0PA**

[P23/S1608/HH](#)

Single storey rear extension, with minor alterations to ground floor roof.

**(c) Second Floor of 6 St Mary's Street Wallingford OX10 0EL**

[P23/S1609/FUL](#)

Change of use from office to taxi office

**(d) 61 Barley Close Wallingford OX10 9BX**

[P23/S1705/HH](#)

Proposed rear extension (Joint extension with 62).

**(e) 62 Barley Close, Wallingford, OX10 9BX**

[P23/S1706/HH](#)

Proposed rear extension (Joint extension with 61)

**(f) Land off Winterbrook Road, Winterbrook, Wallingford**

[P23/S1686/FUL](#)

Erection of five two storey dwellings, along with associated vehicle/pedestrian access off Winterbrook Road, including part demolition/reinstatement of boundary wall at White Cross House, together with garaging, parking, landscaping, and all enabling works; as well as proposed agricultural access to existing field (to rear of plots 4 and 5).

**(g) Land At Rear Of 99 High Street, Wallingford, OX10 0BW**  
[P21/S3606/FUL](#)

Removal of dilapidated building and erection of two storey dwelling. (As clarified by Archaeological Evaluation dated November 2019 and as amended by drawing no 20123-10D received 12 August 2022 and revised Arboricultural report received 12 August 2022 showing sill heights to windows in the eastern elevation raised, clarifying boundary details to east and reducing footprint to accommodate adjacent tree).

This is a planning appeal consultation.

**(h) Bullcroft Park, Wallingford**  
[P23/S0105/FUL](#)

Proposed demolition of existing pavilion, erection of replacement pavilion, new NEAP playground, removal of existing children's playground, installation of adult exercise area, and installation of access bridges/steps. (As amended by information received 6 February 2023 and 16 May 2023).

N.B. The Town Council is the applicant, working through Bluestone Planning as an agent

**(i) St Anthony's Lodge, Bear Lane, Wallingford, OX10 8DR**  
[P23/S1624/TCA](#)

Yew-1.5m Height reduction and 1.5m lateral spread reduction. Tree has outgrown its position and is shading large amounts of berries onto the patio of 88B High Street, Wallingford.

**8 STREET NAMES**

To determine street names, as requested by developers

- DOCUMENT TO FOLLOW
- RESOLUTION REQUIRED

**9 OXFORDSHIRE COUNTY COUNCIL (OCC) CONSULTATION**

No proposals have been received from OCC.

**10 PLANNING DISCHARGES**

No discharges have been made by the South Oxfordshire District Council (SODC) since the last meeting

## **11 PLANNING DECISIONS**

To note recent decisions taken by the South Oxfordshire District Council and to review whether they are in line with the recommendations of this Committee

- DOCUMENT ATTACHED

## **12 FUTURE AGENDA ITEMS**

To identify agenda items for future meetings.

The following items had been identified by the previous Planning Committee:

- Follow-up meeting with developers of Highcroft after their meeting with adjoining residents
- New school within the Highcroft development (OCC & Diocesan Representatives)
- Illuminated signage in the Market Place
- Updates on enforcement action by SODC
- Update on planned developments in Thames Street (Nos. 5-7), adjoining the Boat Club

The quorum for the Planning Committee is **4**

The next meeting of the Planning Committee will be on **Wednesday, 19 July 2023**

**Distribution: Town Council website and Town Hall noticeboard**

**Non-confidential supporting documents may be made available upon request.**

**We welcome members of the public at our meetings. Any member of the public wishing to speak at the meeting should contact the Meetings Officer in advance by emailing [meetings@wallingfordtowncouncil.gov.uk](mailto:meetings@wallingfordtowncouncil.gov.uk)**