

**MINUTES OF THE PLANNING COMMITTEE OF THE WANTAGE
TOWN COUNCIL HELD IN WANTAGE CIVIC HALL,
PORTWAY ON MONDAY 17 AUGUST 2009 AT 7.30 PM**

Committee members present: Councillor Major J Sibbald (Chairman)
Councillors B Armitage, Mrs P Brundle,
Mrs J Reynolds, Mrs L Todd and Dr ICE Turcu

Members of the public: Two members of the public

Deputy Clerk Mrs H Kell

A Apologies for Absence

Apologies for absence were received from Councillors A Crawford, E Goldsmith, P Kent and P O'Leary.

B Declarations of Interest

None

C Questions and statements from the public

Mrs S Terry made a statement to the Committee with regard to planning application WAN/20935 Change of use to garden use and construction of vehicle hard standing on land adjoining 9 Locks Lane, Wantage. Mrs Terry voiced her concern that the application was not an appropriate use of the land, which is in a conservation area and is included in the circular walk of the Letcombe Brook area. Mature trees have already been removed from the site and the construction of a vehicle hard standing in an area which is prone to flooding, would be inappropriate. The Chairman thanked Mrs Terry for her statement.

D Planning applications

The planning applications on the attached sheet were considered and comments agreed. The Committee received and noted letters of objection from Mrs S Terry and Mrs J Loudon to planning application WAN/20935 and also a letter of objection to planning application WAN/20119/4 from Dr J Benbow.

E Oxfordshire Highways Speed Limit Revisal of 'A' and 'B' roads

The Committee received and considered Oxfordshire County Council's draft recommendations for the A338 Main Road, south of Wantage and the B4498 road, south of Wantage. The Committee approved the recommendation and also requested consideration be given to revising the speed limit on the A417.

E (i) Market Place – The Committee received copies of a petition that had been sent to Oxfordshire County Council by the Wantage Association of Retired Persons outlining their concerns at the proposed refurbishment of Wantage Market Place. Members were concerned that the group had been misinformed with regards to buses stopping in the Market Place and the reduction of disabled parking.

ON THE PROPOSITION of the Chairman, Councillor Major Sibbald
SECONDED by Councillor Dr Turcu

IT WAS RESOLVED that the Clerk be requested to write to the Wantage Association of Retired Persons, giving details of the Council's proposals for the Market Place and enquiring if an invitation

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could be extended to the Chairman of the Planning Committee to attend a future meeting of the group, in order to answer their questions. **Action: Clerk**

ON THE PROPOSITION of Councillor Dr Turcu

SECONDED by Councillor Mrs Reynolds

IT WAS RESOLVED that Councillor Armitage represent the Council and speak at a future meeting of the PROBUS Club to give details of the Market Place plans.

F Decision notices

Planning Application No	District Council Decision	Town Council Recommendation
WAN/20904 – 36 Larkhill	Permit	No objection
WAN/7984/4 – Wessex House, Grove Street	Permit	No objection
WAN/20893 – 13 Ogbourne Close	Permit	No objection
WAN/20894 – 74 Larkdown	Permit	No objection
WAN/2173/14-LB – 9-10 Market Place	Permit	No objection
WAN/20745/1 – 3 Church Street	Permit	No objection

G Trees

The Committee received and approved considered the following application for works to trees from the Vale of White Horse District Council.

- a) Section fell and removal of stump from 1 x Thuja Cypress and section fell 1 x Spruce tree and 1 x Elder tree at Vale and Downland Museum, Church Street, Wantage.
- b) Removal of 1 x Ash tree and reduction of 30% of 2 x Lime trees at Abbey House, Wantage.
- c) Removal of several Yew trees at St Mary's School, Wantage.

The Committee noted that work to trees at 3 St Michael's, Priory Road, Wantage has been entered into the register at Vale of White Horse District Council.

The meeting closed at 8.30 pm.

HK/ME

PLANNING RECOMMENDATIONS

- a) WAN/20935 – Change of use to garden use and construction of vehicle standing on land adjoining 9 Locks Lane, Wantage, Oxon OX12 9EH for Mr John Tabor.

Object. The Council strongly recommends refusal of this application which it considers inappropriate in a conservation area and will not enhance the Letcombe Brook. The area should be replanted with appropriate trees, approved by the District Council. The construction of vehicle hard standing will increase the risk of flooding in the Letcombe Brook area. The Council also recommends that the District Council request a report from the Letcombe Brook officer, Ms Sally Wallington.

- b) WAN/ 20119/4 – Erection of 4 one bedroom flats within a 3 ½ storey building with 4 parking spaces to rear. 30 Newbury Street, Wantage, Oxon OX12 8DD for WKV Investments.

Object. The Council recommends refusal of the application which it considers overdevelopment of the site and will result in lack of communal facilities. The Council also considers the frontage unsympathetic in a conservation area.

- c) WAN/1390/4 – Removal of existing ground floor window and enlargement of opening. Insertion of a pedestrian door and side window into formed opening. 5-7 Mill Street, Wantage, Oxon OX12 9AB for Mr P Newton.

No objection.

- d) WAN/2186/27-LB – Dismantle small section of existing boundary wall and re-erect as existing. St Mary's School, Newbury Street, Wantage, Oxon OX12 8BZ for Berkley Homes (Oxford and Chiltern) Ltd.

No objection.

- e) WAN/2186/28A – Proposed 10 x mesh banners, 1 x dibond hoarding sign, 2 x hoarding signs and foamex graphic panel, 1 x post mounted sign, 1 x new dibond sign overskimming existing sign and 3 x paper posters – all non-illuminated.

Object. The Council objects to the application which involves an excessive numbers of advertising signs on the site. It strongly objects to Layout H which uses a town centre retail outlet for advertising. The Council also objects to the scale of B, D and E boards and requests a time scale for the removal of the advertising.
