

Abingdon-on-Thames Town Council
Minutes of the Planning, Highways & Consultations Committee
Held 7.00 pm on Tuesday 14th May 2019
In the Guildhall, Abingdon-on-Thames.

Present

Cllr Jeanette Halliday
Cllr Lorraine Oates
Cllr Charlie Birks
Cllr Alex Greenaway

Chair
Vice-Chair

Also in attendance:

Mr Nigel Warner
Mrs Nina Özdemir

Town Clerk
PA to Town Clerk

1. **Apologies for Absence**

None

2. **Declarations of Interests**

None

3. **Minutes**

Resolved that the minutes of the meeting held on 23rd April 2019 be signed as a correct record by the Chairman.

4. **Matters Arising**

Item 8 - Notification of Road Closures: A34 Oxfordshire Marking Renewal

Members had previously requested that Kier Services (on behalf of Highways England) be contacted to request that litter picking be undertaken while sections of the A34 were closed for the renewal of road markings. Kier Services responded to say that responsibility for litter picking the A34 falls to the local highway authority. Kier Highways is only responsible for litter picking motorways on behalf of Highways England.

Kier Services responded to state that all the local authorities along the A34 received a copy of the weekly roadspace diary which showed where closures were happening to allow them to utilise Kier Services' traffic management; they were then welcome to contact them to arrange access.

The Town Council had since forwarded the request to Oxfordshire County Council Highways.

5 **Public Participation**

None

6 **Abingdon School**

Members noted the response from Abingdon School, dated 3rd April 2019, in relation to the above. At the previous meeting the Town Clerk had been requested to thank the School for its invitation to tour the new facilities and put this to the next meeting of the Committee. He had also been asked to request a copy of the new Masterplan, which would cover future development proposals, when it was available.

Members of the Committee considered the invitation and thanked the School for this, but felt it should be declined at this time. The Chairman stated that she was aware of the new Masterplan which was being drawn up by West Waddy and asked that the Town Clerk reiterate the Council's request for a copy.

7 **Conservation Area Appraisal for Albert Park, Abingdon**

Previously the Council approved the following motion, proposed by Cllr Jeanette Halliday and seconded by Cllr Neil Fawcett:

"The residents of Abingdon are rightly very proud of the Albert Park, which is included in Historic England's National Register of Parks and Gardens of Special Historic Interest". In order to protect the area from inappropriate developments the Town Council requests the Vale of White Horse District Council to ensure that a Conservation Area Appraisal is completed for Albert Park Conservation Area as soon as possible, and suggests the book "Celebrating 150 years of Albert Park" recently produced by the local residents association contains much of the evidence required for such an appraisal."

The response from the District Council was as follows:

"Thank you for your recent email requesting that the Council carry out a CAA for Albert Park. Unfortunately, due to current resources and workloads we have to prioritise conservation area appraisals and already have a full programme for the foreseeable future.

However, if the town council wish to take a lead, as happens in some other parishes, and prepare a draft conservation area appraisal using a template provided by the council, we may be able to consider building this into our work programme.

This has worked successfully for Pyrton CAA which is now published and on the South Oxfordshire website and for Drayton draft CAA which was prepared by a consultant and is shortly to be put out to internal and public consultation.

You may wish to see recently published CAAs on the Vale and South websites- Milton, Wallingford, Pyrton to get an idea of what they look like. I attach further information and the CAA word template, with the headings and standard text which should be followed. I would also draw your attention to the standard conventions for mapping and information about drawing up lists of local interest buildings

I trust this is helpful.

Please do not hesitate to contact me if you have any queries or if I can help further”

The Committee considered how it wished to take this matter forward. It was noted that there were residents who may be able to assist with this work.

It was **resolved** that the Committee wished to undertake this Conservation Area Appraisal and asked that the Town Clerk responds to the Vale of White Horse District Council for its consideration.

8 **Naming and Numbering of Properties**

Members noted:

- The erection of 1 new residential dwelling to be numbered:
42 The Hyde, Abingdon OX14 5JQ.
- Redevelopment of 111 Ock Street to create 39 new apartments to be known as:
1 to 39 Albert Lodge (incl. 12A, Excl. 13) 111 Ock Street, Abingdon.

9 **Temporary Traffic Regulation Notice – S14 Road Traffic Regulation Act 1984 TTRO T6660 – Temporary Road Closure and “No Waiting” at Caldecott Road, Abingdon**

Members noted the above TTRO which was being imposed to facilitate carriageway patching work from 5th August 2019.

10 **Environment Agency Temporary Flood Barrier – Abingdon**

Members noted and considered the email from the Environment Agency, along with an information sheet on which they would welcome the Town Council's thoughts.

After consideration it was resolved that the Town Council ask the Environment Agency to attend a public meeting regarding their proposals, to include a question and answer session afterwards for the Council and local residents.

11 **Vale of White Horse Planning Decisions**

None to note this cycle.

12 **Planning Applications**

The Planning Applications were received and considered from the Vale of White Horse District Council. Following consideration of the planning applications, it was **resolved** that the following comments be forwarded as the Council's recommendations on the various applications:

12.1 MW.0074/18

Hills Quarry Products Ltd, Land at Fullamoor Plantation, Clifton Hampden, Abingdon, OX14 3DD

Planning application for planning permission for: the extraction of sand, gravel and clay including the creation of new access, processing plant, offices with welfare accommodation, weighbridge and silt water lagoon system with site restoration to agriculture and nature conservation including lakes with recreational afteruses and the permanent diversion of footpath 171/15 and creation of new footpaths.

The following new documents had been submitted:

- Covering letter including schedule of plans
- Drawing C6_LAN_002 Rev B: Working Phases
- Drawing C6_LAN_003 Rev D: Development Stage A
- Drawing C6_LAN_004 Rev F: Development Stage B
- Drawing C6_LAN_005 Rev E: Development Stage C
- Drawing C6_LAN_006 Rev D: Development Stage D
- Drawing C6_LAN_049 Rev A: Soil and Overburden Storage Mounds at Development Stage B
- Drawing 20530 G01: Fullamoor Quarry Bund Sections
- Environmental Statement Chapter 7: Addendum to the Landscape & Visual Impact Assessment (LVIA)
- Environmental Statement Chapter 9: Addendum to the Noise Assessment

*All documents are available to view on the County Council website <http://myeplanning2.oxfordshire.gov.uk> using ref **MW.0074/18**.*

The Town Council previously objected to this application, the most recent comment being from the minutes of the meeting of 28th January 2019: *“Although there were no new comments in relation to the new information submitted, the Committee recommended refusal on the same grounds as before. For the avoidance of doubt and clarity in relation to the Council’s*

position the Council's letter dated 3rd August 2017 (attached to these minutes) to be resubmitted together with the concerns expressed at the meeting of this Committee of 23rd October 2017 regarding the volume of traffic through Abingdon which would result from the proposed development and the damage to buildings caused by vibration of Heavy Goods Vehicles."

It was noted that any comments made previously will still be taken into account in the determination of the application.

Comment:

Recommend refusal. There were no comments in relation to the new information submitted and the Committee recommended refusal on the same grounds as before. For the avoidance of doubt and clarity in relation to the Council's position the Council's letter dated 3rd August 2017 (attached to these minutes) to be resubmitted together with the concerns expressed at the meeting of this Committee of 23rd October 2017 and 28th January 2019 regarding the volume of traffic through Abingdon which would result from the proposed development and the damage to buildings caused by vibration of Heavy Goods Vehicles.

12.2 P19/V0291/HH

Mr S Cousins, 21 Brookside, Abingdon, OX14 1PD

Amendment No. 2 – dated 11th April 2019

Demolition of brick shed and erection of two storey side extension and single storey rear extensions, all to match existing. (Amended by drawing numbers 19-11-1a, 19-011-2a, 19-0113a, 19-011-4a and 19-011-5, received 9th April 2019, plus additional information received 11th April 2019; two storey extension reduced in depth and height and proposed parking layout altered.)

Comments:

No objections

12.3 P19/V0312/FUL - Major

Churchill Retirement Living, Bellingers, 111 Ock Street, Abingdon, OX14 5DQ

Amendment No 1 – dated 12th April 2019

Variation of Condition 2 of P17/V0321/FUL for amended plans to reflect internal and external changes. (As amended by plans received 12th April 2019)

The development proposed is redevelopment to form 39 apartments for the elderly (60 years of age and / or partner over 55 years of age), guest apartment, communal facilities, access, car parking and landscaping.

The Town Council did not object to the original application.

Comments:

No objections

12.4 P19/V0678/HH – Other

Mr & Mrs T Kloemper, 11 Fisherman's Wharf, Abingdon, OX14 5RX

Amendment No 1 – dated 25th April 2019

Extend upward from 2.5 storey to 3 storey and increase the size of existing bedrooms each with ensuite. Demolish existing conservatory and replace with new rear extension to create larger open plan kitchen with dining area and family snug. (As amplified by additional information received 25th April 2019)

Noted that the Town Council had not objected to the original application.

Comments:

No objections

12.5 P19/V0818/FUL – Minor

Abingdon & Witney College, Wootton Road, Abingdon, OX14 1GG

Proposed removal of existing single dance studio / classroom modular / prefabricated building and replacement with double dance studio / classroom modular prefabricated building. The second dance classroom facility will enable safe delivery of dance classes without overcrowding. There is no change of use class. The external materials and finish on the new modular building are exactly the same as on the existing modular building to be replaced.

Comments:

No objections

12.6 P19/V0929/HH – Other

Mrs C Powell, 10 Ashmole Road, Abingdon, OX14 5LH

Single storey extension to rear.

Comments:

No objections

12.7 P19/V0930/HH – Other

Mr J Lloyd, 46 Berry Croft, Abingdon, OX14 1JN

Two storey side extension, protruding to rear. Single storey extensions to front and rear aspect.

Comments:

No objections

12.8 P19/V0943/LB – Other

Ms Sarah Dennis, 36 Stert Street, Abingdon, OX14 3JP

Repaint front elevation and redesign logo.

Comments:

No objections

12.9 P19/V0971/HH – Other

Mr & Mrs Lee Swain, 8 Aston Close, Abingdon, OX14 1EP

Proposed two storey extension and single storey extension to create a granny annexe.

Comments:

No objections

12.10 P19/V0982/HH – Other

Mr Paul Robins, 4 Ginge Close, Peachcroft Estate, Abingdon, OX14 2PY

Single storey side and rear extension.

Comments:

No objections

12.11 P19/V0992/HH – Other

Mr W Wyatt, 79 Bowyer Road, Abingdon, OX14 2EP

Single storey extension to rear aspect.

Comments:

No objections

12.12 P19/V1014/HH – Other

Mrs V Drew, 7 St Nicholas Green, Abingdon, OX14 1HH

Single storey rear extension.

Comments:

No objections

12.13 P19/V1022/HH – Other

Mr Jonathan Cummings, 8 Parsons Mead, Abingdon, OX14 1LS

Front ground floor extension to create larger living room. Side rear two storey extension to create larger 1st floor bedrooms and bathroom. Rear ground floor extension to create dining area.

Comments:

No objections

The meeting rose at 8.04pm

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Chairman

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Date