



ABINGDON-ON-THAMES TOWN COUNCIL

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Planning, Highways & Consultations Advisory Committee **Monday 28 June 2021** **NOTES OF MEETING**

Present

Cllr Lorraine Oates
Cllr Grace Clifton
Cllr Samantha Bowring
Cllr Cheryl Briggs
Cllr Jim Halliday
Cllr Andrew Skinner

Chair
Vice-Chair

In attendance

Andy Crick
Susan Whipp

Committee Clerk (Clerk to the meeting)
Deputy Town Clerk / RFO

1 Apologies for Absence

Apologies were received from Cllr Lonergan, for whom Cllr Skinner attended as a substitute.

2 Declarations of Interests

Cllr Clifton declared a non-pecuniary interest with regard to item 13, P21/V0024/FUL, Land to the West of Wootton Road, as a family member works in retail in Abingdon.

Cllr Halliday declared a pecuniary interest with regard to item 13, P21/V1603/DIS, 15-16 Abbey Close, OX14 3JD, as he works for the organisation which has submitted the application. Cllr Halliday also declared an interest with regard to item 14, application 7, P21/V1498/FUL, as he is a neighbour.

3 **Minutes**

The notes of the Planning, Highways and Consultations Committee meeting on 7 June 2021 were agreed.

4 **Matters Arising**

It was noted at the last meeting that two new members were needed to ensure that the advisory committee would be quorate. The Urgency Committee which met on 25 June 2021 had asked officers to invite Councillors to put themselves forward.

5 **Public participation**

There was no public participation.

6 **Committee Actions and Forward Plan**

There were outstanding actions for this cycle.

7 **Neighbourhood Plan**

The Neighbourhood Plan interim report would be presented to the Town Council on 30 June 2021. Since this report was produced, task and finish group leads have met and are satisfied that everything seems to be working fine. Public engagement is planned to begin on 1 July 2021.

NOTIFICATIONS

8 **Highways England notice re A34 Drayton**

This item was noted

9 **Street naming for North Abingdon development**

The advisory committee considered a request from the Street Naming and Numbering Team at the Vale of White Horse District Council to provide 12 new street name suggestions for the first phase of their North Abingdon development (284 new dwellings), planning ref: P19/V1998/RM.

Councillors suggested the following names:

- (Charles) Brett

- (Leslie) Argyle
- (Henry) Hemmings

The advisory committee agreed to delegate the decision to the Town Clerk in consultation with Councillors Clifton, Halliday and Oates. It was also agreed that a list could be prepared for future requests.

10 **Temporary Traffic Regulation Notice**

This item was noted.

11 **Temporary Traffic Regulation Notice**

This item was noted.

12 **Experimental Traffic Regulation Order**

This item was noted.

13 **Vale of White Horse Planning Decisions / Updates from VWHDC Officers**

- **Decisions**

These items were noted

- **Amendments**

The amended applications were noted.

P21/V0024/FUL

Land to the West of Wootton Road

The erection of a Class E discount foodstore with associated access, parking and servicing areas, landscaping, and associated works. Amended plans including revised landscaping, parking and retail information received 9 June 2021.

The Town Council had previously objected to this application and welcomes the amendments made by the applicant. The proposed new supermarket would provide benefits to the local area, reducing vehicle journeys from North Abingdon to other supermarkets in the town. The Town Council would like to remind the applicant of the flood risk at the site and would welcome plans to address this to reduce the risk of flooding, particularly at Farm Road.

- **Certificate of Lawful Development**

These items were noted

- **Discharge of conditions**

The item was noted.

14 **Planning Applications**

1 **P21/V1201/HH**

The Paddocks, Vineyard, OX14 3PG

Insertion of timber window in gable end

No objections

2 **P21/V1292/HH**

107 Drayton Road, OX14 5JF

Increase the height of 6ft panel privacy fence to 8ft using 2ft double slatted fencing panels along the length of the existing fence from the house to the end of the garden, this is a distance of 15 metres. Fence is about 5 inches inside our boundary line, running alongside the wire chain-link boundary fence.

The Town Council has no planning objections to the application but has concerns over the precedent the new fence will create, potentially reducing the amenity for neighbours and the area in general. The Town Council requests that this consideration is taken into account when determining the application.

3 **P21/V1299/LB**

Ock House, Flat 1, 266 Ock Street, OX14 5DR

Replace existing sash windows

No objections

4 **P21/V1460/FUL**

35 Wick Close, OX14 2NQ

Minor alterations to existing house to divide to form two dwellings - 1 No. 3-bed house and 1 No. 1-bed house

The Town Council objects to this application as the proposed development would not provide adequate parking for the proposed two properties, as required by Core Policy 35(vii) of the Vale of White Horse District Council Local Plan 2031. This could result in vehicles being parked on the side of a small residential road, affecting the safety of pedestrians and other road users. The Town Council notes that the Highways Liaison Officer has offered a similar objection to the application.

Cllr Halliday was nominated to speak on behalf of the Town Council should this application be taken to District Council Committee.

5 [P21/V1468/HH](#)

5 Galley Field, OX14 3RU

Two-storey extension to north east flank (encompassing existing garage and utility room), two-storey and single-storey extensions to rear (encompassing existing two-storey extension), first floor projection to south west flank, addition of porch to front elevation, alterations to fenestration and addition of render at first floor level. Re-submission of Application P20/V0693/HH, with variations.

No objections

6 [P21/V1471/LB](#)

42 East St Helen Street, OX14 5EB

Remove the slated roof over the existing utility and wc rooms and replace with a well-insulated flat roof blending into the existing flat roof area over the bathroom. A small opening flat roof window will be installed over the utility area, with the new ceiling constructed from plasterboard. Carry out general maintenance work on the external, walls and existing doors and windows. The existing bathroom/wc and utility infrastructure will be retained.

No objections

7 [P21/V1498/FUL](#)

Old Abbey House, Abbey Close, OX14 3JD

Extension and change of use to create a hotel and erect a new coffee shop / cafe

Cllr Halliday did not take part in this discussion.

No objections

8 [P21/V1508/HH](#)

9 Eason Drive, OX14 3YD

Demolition of existing conservatory and construction of new single storey rear extension.

No objections

9 [P21/V1563/HH](#)

64 Crosslands Drive, OX14 1JU

Replacement of existing conservatory. Proposed two-storey and single-storey extension with porch and internal alterations.

The Town Council objects to this application as the proposed development reduces the parking space available at the property and may result in additional parking on the small residential road. This may negatively affect pedestrian and vehicle safety. The reduction in the amount of parking would contravene Core Policy 35(vii) of the Vale of White Horse District Council Local Plan 2031.

Cllr Clifton was nominated to speak on behalf of the Town Council should this application be taken to District Council Committee.

- 10 [P21/V1574/HH](#)
13 Bostock Road, OX14 1DP
Single storey rear extension

The Town Council objects to this application as the proposed development will have a flat roof. This design would be out of keeping with the character of the area and would thus be contrary to Core Policy 37 of the Vale of White Horse District Council Local Plan 2031.

Cllr Jehanli was nominated to speak on behalf of the Town Council should this application be taken to District Council Committee.

- 11 [P21/V1575/HH](#)
115 South Avenue, OX14 1QS
Single storey extension linking main house to existing outbuilding

No objections

- 12 [P21/V1585/LB](#)
The Paddocks, Vineyard, OX14 3PG
Insert new window in existing brickwork gable end.

No objections

- 13 [P21/V1586/HH](#)
46 Park Road, OX14 1DG
Convert existing ground floor living area of the attached annex to form an integral garage. Replace existing first floor window. Replace existing glass conservatory roof with plain tiles to match existing & conservation rooflights. Increase front dwarf wall driveway width.

No objections

- 14 [P21/V1615/T28](#)
Cornerstone 111086, Larkmead School Faringdon Road, OX14 1RF
Replacement of 3nop. antennas and installation of a ground mounted GPS module on gantry pole and ancillary develop thereto for Telefonica.

No objections. It was not possible to comment on this application.

- 15 [P21/V1618/HH](#)
4A Fennel Way, OX14 3TL
Single storey front extension, two storey rear extension, garage conversion and internal alterations to a semi-detached 3-bedroom house. The proposed layout will include additional living accommodation to include an open plan kitchen, dining and snug space, separate play room, increased entrance hall, utility and first floor rear bedrooms.

No objections

16 [P21/V1646/HH](#)

4 Upton Close, OX14 2AL

Removal of garage and store buildings. Construction of two storey, side extension and single storey rear extension

The Town Council has no objections to the application as presented but notes the comments of the Highways Liaison Officer that there is not enough information to properly determine the provision of adequate parking if the proposed development is approved. The Town Council asks that the planning authority confirms this requirement before determining the application.

17 [P21/V1647/HH](#)

106 Andersey Way, OX14 5NW

Ground floor extension to rear of property

No objections

The meeting ended at 8pm