



ABINGDON-ON-THAMES TOWN COUNCIL

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Royse Court,
Bridge Street,
Abingdon-on-Thames.
OX14 3HU

Planning panel Wednesday 9 November 2022 Applications to consider

Present:

Cllr Lorraine Oates
Cllr Grace Clifton
Cllr Jim Halliday
Cllr Pat Lonergan

Chair

Andy Crick

Clerk to the meeting

Number:

P22/V2285/O

Address:

Land adjacent to 45 Northcourt Road, OX14 1PJ

Deadline for comments:

25 November 2022

Description:

Outline application to consider the matters of access, layout and scale for a 2 bedroom chalet bungalow, 2-storey with an integral single garage (as amplified by information received 24 October 2022 to clarify layout, position and to provide tree protection details, and as amended by plans received 24 October 2022 to remove parking space along the driveway, and as amended by plans received 28 October 2022 correcting window detail and showing tracking).

Requested by:

Cllr Clifton

Reason:

Raised as an issue by a resident and I feel it is important that we note as a panel.

9.11.22:

Reviewed by the panel and no issues were identified. No objection would be offered.

Number:

P22/V2398/FUL

Address:

22 Wilsham Road Abingdon Oxfordshire OX14 5LA

Deadline for comments:

8 November 2022

Description:

Form a self contained 2 bedroom dwelling attached to existing dwelling - 22 Wilsham Road. Extend 22 Wilsham Road by creating two storey extension at the rear, New front first floor windows. Adjust rear boundary fence. Adjust existing car parking arrangement.

Requested by:

Cllr Clifton & Cllr Halliday

- Reason: **Over-development and building a new dwelling on an area of known flood risk**
No problems with the new house but the rear extension to the existing house feels like overdevelopment of plot
- Reply sent 10.11.22: The town council objects to this application. The proposed development would represent overdevelopment and would reduce the amenity space available to residents of the existing and new properties. The proposed development would also be built very close to neighbouring properties and would consequently impact the privacy of other residents in the area. The proposed new development would increase the risk of flooding both the site and surrounding properties in an area which has previously flooded and which has been identified by the Environment Agency as being at high risk of flooding. If additional development is allowed in this area on the flood plain, any future flooding incidents will have a proportionately larger impact on the area given the reduced capability of the land to absorb and mitigate flood waters. The proposed development would contravene Core Policy 37(i), (viii) and (xii) of the Vale of White Horse District Council Local Plan 2031.
- Number: **P22/V2453/FUL**
Address: **52A Berry Croft Abingdon OX14 1JN**
Deadline for comments: 8 November 2022
Description: **Works of demolition and erection of a two-storey detached dwelling with parking and amenity space.**
Requested by: Cllr Clifton and Cllr Halliday
Reason: **Previously permitted scheme P19/V0622/FUL showed 3 parking places to be shared between No 52 and 52a - however this new scheme only shows 2 parking spaces for use by 52a only - which the OCC Highways officer deems acceptable**
To note that there are no other detached properties on that 'side' of the road - the first detached property comes after the junction - so this will look different and break up the existing line of houses. Not necessarily a bad thing but needs to be noted.
- 9.11.22: The town council objects to this application as the proposed development is out of keeping with the area. The new property would be the only detached property on that side of the street and would thus have a negative impact on the design of the local area. This would contravene Core Policy 37(i), (ii) and (viii) of the Vale of White Horse District Council Local Plan 2031
- Number: **P22/V2576/T28**
Address: **O/s 92 Welford Gardens, OX14 2BP**
Deadline for comments: n/a
Description: Intention to install 1 x 9m medium wooden poles
Requested by: Cllr Clifton
Reason: I don't mind the other pole as it is not directly outside somebody's house, but placing a 9m pole directly in front of somebody's property seems unfair!

9.11.22:

The town council considered this application at its meeting yesterday. We understand that comments are not invited but we would like to note that the proposal to install a new telegraph pole directly outside a residential property seems to be unfair. It is suggested that the pole could be re-sited to the junction between the two properties to reduce the impact on either resident.