

FARINGDON TOWN COUNCIL

The Pump House, 5 Market Place, FARINGDON, Oxfordshire

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Clerk: Sally Thurston



Minutes of a Planning & Highways Committee Meeting held on Tuesday, 25 October 2016 at 7.15pm in the Old Town Hall, Market Place, Faringdon

PRESENT: Cllrs **Andrew Marsden (Chairman)**
David Barron
Jane Boulton
Al Cane
Mark Greenwood
Patrick Middleton
Dr Mike Wise

IN ATTENDANCE: **Mark Mulcahey, Blue Marble Group**
Hilary Sherman, Deputy Town Clerk

1/15/16 Apologies for Absence

There were no apologies for absence.

2/15/16 Minutes of Meeting: Tuesday, 4 October 2016

The Minutes were AGREED and signed as a correct record of the meeting.

3/15/16 Declarations of Interest

There were none.

4/15/16 Public Question Time

There were none.

5/15/16 Public Speaking Time

There were no members of public present.

6/15/16 For Information

- (a) The Deputy Town Clerk reported that the committee's comments on planning applications had been forwarded to the District Council on 16 September 2016;
- (b) A list detailing Planning Permissions granted by the District Council and a withdrawn planning application was received and NOTED, as follows:-

Planning Applications – Permissions Granted by VWHDC:

- P16/V2154/A** Proposed signage (as amended on 17th October 2016, by drawing no. 12730-PL-018 A, 12730-PL-019 A, SDG- 3 A; changes to site boundary)
Waitrose, Park Road, Faringdon
For: Waitrose
No objections – Planning & Highways Committee Meeting, 13 9 16
- P16/V1791/RM** Erection of 111 dwellings, open space, landscaping and associated works (Approval of reserved matters to be read in conjunction with outline application P13/V0139/O). (As amended by Drawings accompanying agent's letter dated 15 September 2016, agent's email dated 5 October 2016 and agent's email dated 13 October 2016)
Fernham Fields, Faringdon
For: Pegasus Planning Group Ltd
Strongly object – Planning & Highways Committee Meeting, 4 10 16
- P16/V2098/A** Free standing totem signage Park Road, Faringdon
For: Britannia Construction Ltd
No objections – Planning & Highways Committee Meeting, 13 9 16
- P16/V2090/HH** Formation of habitable rooms in roof space with 2 no. front dormers and rear roof lights
72 Russ Avenue, Faringdon
For: Mr Oleinik
No objections – Planning & Highways Committee Meeting, 13 9 16
- P16/V1942/FUL** Change of use of existing commercial building to vehicle repair, tyre replacement and MOT centre/use Class B2 general industry
31 Park Road, Faringdon
For: Ben Smith & Sons (Wantage) Ltd
Not considered by Planning & Highways on 4 10 16 as decision already taken by the District Council

For information

- P15/V0394/O** Discharge of Planning condition 15 (Aldi & Costa travel plans)
Land at Park Road, Faringdon

Planning Application – Withdrawn

- P16/V1718/LB** Positive input ventilation which will require internal ducting leading to a drilled core hole of 105mm in the external wall covered by an external grill
Dunraven House, 32 London Street, Faringdon
For: Mr David Grant
No objections – Planning & Highways Committee, 13 9 16

- (c) Vale of White Horse Local Plan Update Bulletin 4 was received and NOTED.

7/15/16 S278 Agreements

Oxfordshire County Council is currently looking into how it can improve its communication with parishes regarding S278 Agreements it makes with developers. Mark Mulcahey, a representative from Blue Marble, the company with which Oxfordshire County Council is working in this respect, attended the meeting to discuss this process from the Town Council's point of view. Various concerns were raised by the councillors, the main concern being that although the Town Council did have some input at the initial planning stages of a proposed development, it had no involvement with OCC when the final details were being discussed. This had led, in some instances, to inappropriate road designs being put in place and the installation of bus shelters in locations where they were not needed. It was felt most important that when the details of such agreements were being discussed, OCC should include the Town Council in the discussions so that such occurrences could be avoided in the future.

Mark Mulcahey advised that his company was half way through the 10 week project. He would provide the Town Council with the outcome of the research carried out and any recommendations drawn up once the 10 week period had been completed.

8/15/16 Land off Park Road, Faringdon

To discuss possible development of site on Park Road, Faringdon
This item would be considered by the committee at its next scheduled meeting due to take place on 15 November 2016.

9/15/16 Planning Applications to be considered:

Planning Applications were considered and decisions taken, as follows:-

[P16/V2337/FUL](#)

Change of use to detached garage into canine hydrotherapy room
58 Coxwell Road, Faringdon
For: Mr Martin Blenkinsopp
NO OBJECTIONS

[P16/V2442/O](#)

Outline application for the demolition of existing outbuildings and creation of new dwelling
32 Fernham Road, Faringdon
For: David Price
NO OBJECTIONS

[P16/V2522/HH](#)

Demolition of existing porch; new single storey front extension; garage conversion & alterations to existing rear windows & doors
19A Chestnut Avenue, Faringdon
For: Mr & Mrs Haines
NO OBJECTIONS

- [P16/V2514/LB](#) Replacement of ground floor window on front elevation
43 London Street, Faringdon
For: Ms Denise Pullen
NO OBJECTIONS
- [P16/V2592/FUL](#) Proposed two bedroom house
20 Fernham Road, Faringdon
For: Mr D Major
OBJECT on the basis that it is overdevelopment
- [P16/V2195/HH](#) Amendment to development work – revised location site
18 Nursery View, Faringdon
For: Mr A Noke
NO OBJECTIONS
- [MW.0124/16](#) Extension of quarry with extraction of sand and limestone with restoration to agriculture including using existing quarry infrastructure
Bowling Green Farm Sandpit, Stanford Road, Faringdon
For: Hills Quarry Products Ltd
NO OBJECTIONS

Certificate of Lawful Development

The following applications were received and NOTED.

- [P16/V2476/LDP](#) Formation of habitable room in roof space with front velux rooflight
12 Bromsgrove, Faringdon
For: Dr Kinsey
- [P16/V2418/LDP](#) Remove existing conservatory and create a single storey rear extension to existing dwelling house to provide kitchen/diner. Replacing side door with window.
14 Nursery View, Faringdon
For: Mr & Mrs Cadwallader

10/15/16 Faringdon Neighbourhood Plan (FNP)

- (a) The Vale of White Horse District Council had now confirmed that the referendum would be held on 24 November 2016 and that polling cards had already been sent out to the electorate. It was also noted that the Town Council had been provided with a copy of a solicitor's letter, dated 25 October 2016, issued to the District Council advising of an intention to issue an application on behalf of an individual for a judicial review of the District Council's decisions made in respect of one particular policy in the FNP. It

was AGREED that Town Council would support the District Council if a judicial review were to be held.

Information about the Plan and the referendum would be available to view on the town council's website and social media very shortly. It was agreed as much publicity as possible should be given to raising awareness of the referendum.

- (b) Information on the [Neighbourhood Planning Bill](#) was received and NOTED.

11/15/16 Asset of Community Value (ACV)

Campaign for Real Ale had approached the town council seeking support for The Swan, 1 Park Road, Faringdon to be listed as an Asset of Community Value (ACV). In accordance with the Faringdon Neighbourhood Plan (Policy 4.4E – Public Houses), it was agreed that town council would support this nomination.