

FARINGDON TOWN **COUNCIL**

The Corn Exchange, FARINGDON, Oxfordshire, SN7 7JA

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Clerk: Sally Thurston



Minutes of a Planning & Highways Committee Meeting held on Tuesday, 15 September 2015 at 7.15 pm in the Jubilee Room, the Pump House, Market Place, Faringdon

PRESENT: Cllrs Jane Boulton (in the Chair)
David Barron
Ian Bell
Al Cane
James Famakin
Mark Greenwood
Dr Mike Wise

IN ATTENDANCE: 3 representatives from Hunter Page Planning (*up to and incl. Min 7/13/15*)
1 member of public (*up to and incl. Min 7/13/15*)
Hilary Sherman, Deputy Town Clerk

1/13/15 Apologies for Absence

Apologies for absence were received from Cllrs Andrew Marsden, Alex Meredith, Patrick Middleton and David Price.

2/13/15 Minutes of Meeting: Tuesday, 25 August 2015

The Minutes were AGREED and signed as a correct record of the meeting held on 25 August 2015.

3/13/15 Declarations of Interest

There were no declarations of interest.

4/13/15 For Information

(a) The Deputy Town Clerk's list of actions was received and NOTED, as follows:

Min No.	Action	Person/s Delegated	Action Taken
8/12/15	Comments on planning applications to be forwarded to District Council	Deputy Town Clerk	Submitted to VWHDC 27 8 15 & 1 9 15
9/12/15	Proposed Disabled Persons Parking Place: Advise VWHDC that Town Council does not object	Deputy Town Clerk	VWHDC advised 3 9 15

(b) A list detailing Planning Permissions granted by the District Council was received and NOTED, as follows:

- P15/V1637/HH Proposed garage conversion into bedroom
2 Berners Way, Faringdon
For: Mr Browne
(No objections – P&H Committee Meeting, 4.8.15)
- P15/V1644/FUL Remove existing condensing units and installation of 2 condensing units together with new acoustic enclosure
For: Costcutter Store, Folly View Road, Faringdon
(Unable to comment due to lack of information – P&H Committee Meeting, 25 8 15)
- P15/V1698/HH Front extension and rendering of existing house
30 Folly View Road, Faringdon
For: Shaun Green
(No objections – P&H Committee Meeting, 25 8 15)
- P15/V1832/FUL Change of use from B2 to B8
9 Pioneer Road, Faringdon
For: Howden Joinery
(No objections – P&H Committee Meeting, 25 8 15)
- P15/1459/HH Single storey rear extension
24 Market Place, Faringdon
For: Mr Paul Johnson
(No objections – P&H Committee Meeting, 4 8 15)

(c) *Planning Application P15/V0394/O*: Cllr Dr Mike Wise spoke regarding the presentation he made on behalf of Town Council at the VWHDC Planning Committee meeting held on 2 September 2015. A copy would be circulated to committee members.

5/13/15 Public Question Time

There were no public questions.

6/13/15 Public Speaking Time

No member of the public wished to speak at this stage of the meeting.

7/13/15 4&20 Site

Representatives from Hunter Page Planning updated the committee with proposed plans for mixed use development comprising B1 office space and up to 9 residential dwellings on land adjoining Park Road. An outline planning application had just been submitted to the District Council and Town Council should be receiving the plans shortly. The representatives asked whether the council had any questions at this stage of the planning process.

Councillors noted that the land is designated for B2/B8 use but that the Ariat office building would mean B1 use which would still mean employment.

It was pointed out to the representatives that the council had concerns regarding the housing aspect of the application. In the Faringdon Neighbourhood Plan, this site is allocated as B2/B8 use but housing would mean a loss of employment land. It was also noted that the housing was located next to a busy petrol station and road which would be very noisy. The representatives stated that they had contacted District Council to ensure that all relevant information had been attached to the planning application and the District Council had not indicated a need for a noise assessment.

It was pointed out by Cllr Dr Wise that Thames Water would not be ready to service new developments until April 2017, possibly even later. The representatives stated they did not envisage any problems with this particular site and that sewerage would be put in to the standard required.

The impact of extra traffic on an already busy Park Road was raised as a concern. The representatives did not anticipate that traffic from the site would add considerably to traffic on the road but as part of the planning application process would wait to see the comments from Oxfordshire County Council.

Cllr Dr Wise asked what the current situation was regarding S106 contributions. The representatives advised that none had yet been negotiated as it was still very early in the process.

The Chairman thanked the representatives for attending the meeting.

8/13/15 Planning Applications to be considered:

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

P15/V2109/HH Proposed new first floor rear extension to create new bedroom 1 and internal alterations to make new bedroom 2 with en-suite/dressing room
20A Westland Road, Faringdon
For: Mr Darren Dancey
NO OBJECTIONS

P15/V2044/HH Single storey rear extension
1 Gravel Walk, Faringdon
For: Mrs Fox
NO OBJECTIONS

P15/V2083/HH Side & front extensions
41 Coxwell Road, Faringdon
For: Mr Bob Thompson
NO OBJECTIONS

9/13/15 Oxfordshire Minerals & Waste Local Plan: Part 1, Core Strategy Proposed Submission

Oxfordshire County Council (OCC) is preparing a local plan to be called the Oxfordshire Minerals and Waste Local Plan, Part 1, Core Strategy and proposes to submit the document to the Secretary of State for independent examination. As any representations on this plan must be submitted to OCC by 30 September 2015 and the next meeting of the Planning & Highways Committee is not until 6 October 2015, authority was delegated to the Chairman to review the document and make any comments on behalf of the Town Council for submission to OCC by the deadline stated. A copy of the Chairman's comments would be circulated to all Planning & Highways Committee members.

10/13/15 Faringdon Neighbourhood Plan (FNP)

The Faringdon Neighbourhood Plan Steering Group met on 10 September 2015 to consider the FNP which had been amended following the public consultation held from 15 May 2015 – 26 June 2015. At that meeting, it was resolved that the Planning & Highways Committee be recommended to recommend that Town Council adopts the FNP 2015 – 2031.

Cllr Dr Wise outlined to committee members the changes that had been made to update the plan, taking into account comments received following the recent public consultations and the above-mentioned FNP Steering Group meeting.

Following consideration of these changes, and the recommendation made by the FNP Steering Group, it was proposed, seconded and CARRIED that the Planning & Highways Committee recommends to Town Council that it approves the amended Faringdon Neighbourhood Plan 2015 – 2031 for submission to the Vale of White Horse District Council.

The committee wished to record its thanks to Cllr Dr Wise for all his hard work on the FNP.

11/13/15 Street Naming

A written request had been received from Pink Pigeons to give the name of "The Hobble" to the footpath between Southampton Street and Park Road. The committee members agreed that this was a good idea and it was proposed, seconded and CARRIED that the Deputy Town Clerk actions this request with the appropriate authority.