

# **FARINGDON TOWN COUNCIL**

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Clerk: Sally Thurston

**Minutes of a Planning & Highways Committee Meeting held on Wednesday, 28 November 2018 at 7.15 pm in the Jubilee Room, the Pump House, Market Place, Faringdon.**

**PRESENT:** Cllrs **Andrew Marsden (Chairman)**  
**David Barron**  
**Kiera Bentley**  
**Bev Capewell**  
**Steve Leniec**  
**Bethia Thomas**  
**Dr Mike Wise**

**IN ATTENDANCE:** **Andy Bateson, Planning Partner, West Waddy ADP** (*left after agenda item 6*)  
**Jonathan Headland, Senior Urban Designer, West Waddy ADP** (*left after agenda item 6*)  
**C/Cllr Judith Heathcoat** (*left after agenda item 6*)  
**1 Member of Public** (*left after agenda item 6*)  
**Hilary Sherman, Planning Clerk**

<b>1/11/18</b>	<b>Apologies for Absence</b> Apologies for absence were received from Cllrs Jane Boulton and Al Cane.
<b>2/11/18</b>	<b>Minutes of Meeting: Wednesday 31 October 2018</b> The Minutes were agreed and signed as a correct record.
<b>3/11/18</b>	<b>Declarations of Interest</b> There were none.
<b>4/11/18</b>	<b>Public Question Time</b> There were none.
<b>5/11/18</b>	<b>Public Speaking Time</b> No person wished to speak at this stage of the meeting.
<b>6/11/18</b>	<b>Feasibility Proposals for Development of former Budgens Site, Marlborough Street, Faringdon</b> Andy Bateson and Jonathan Headland of West Waddy ADP, representing the new owner of the above site, explained they were currently carrying out a feasibility exercise on development of the above site. Possible proposals included retaining a small retail unit with frontage on Marlborough Street and residential properties being built in the empty area behind the shops. Concerns were raised by members over conversion of part of the site to residential and the proposed access off Marlborough Street: they suggested other possibilities for the site and these were noted by the representatives. The Chairman stressed the importance of keeping retail units open in the town centre, as stated in the Faringdon Neighbourhood Plan. As this feasibility proposal was in its very early stages, the representatives agreed that, following discussions with VWHDC, the town council would be kept updated on any future progress. The Chairman thanked them for attending the meeting.

7/11/18	<p><b>Items for Information Only were received and noted, as follows:</b></p> <p>(a) Planning Applications – Permissions Granted by VWHDC:-  <a href="#">P18/V2396/FUL – Badbury Hill Car Park, Coleshill, SN7 7NJ</a>  Renovation works to increase parking capacity, improve surfacing and improve the setting of the Hill Fort Scheduled Monument, new landscaping and the diversion of an existing public footpath  For: National Trust  No objections – P&amp;H Committee Meeting, 31 10 18  <a href="#">P18/V1102/RM – Land adjacent to Fernham House, Fernham Road, Faringdon SN7 7LB</a>  Reserved Matters application following Outline Approval P15/V2649/O for the layout. (As amended by plans and additional information accompanying letter from Agent dated 30 August 2018). Additional plan showing affordable housing distribution submitted 12 October 2018. Amended plan showing parking layout submitted 9 November 2018  For: Mr &amp; Mrs David Langford  Object – P&amp;H Committee Meeting, 26 9 18  <a href="#">P18/V2022/LB &amp; P18/V2027/A – 9-10 Cornmarket, Faringdon SN7 7HH</a>  Non-illuminated fascia sign  For: Mr Arash Hossaini  No objections – P&amp;H Committee Meeting, 26 9 18  <a href="#">P18/V1257/FUL – Faringdon House, Church Street, Faringdon SN7 8AE</a>  Discharge of condition 4, ecological appraisal and impact assessment of planning permission P18/V1257/FUL  For: Mr C Crossley-Cooke</p> <p>(b) <i>OCC Traffic Regulation Notice</i> Thrupp (nr Faringdon) Smokedown Farm Road (between A4095 junction &amp; Littleworth village) to facilitate carriageway patching and repairs starting on 4 February 2019 for 3 days;</p> <p>(c) <i>Allocation of Allotments Proposal</i> – Update in respect of development at land to the South of Park Road (ref P17/V1082);</p> <p>(d) <i>New Street Names, Faringdon</i> – Agreed these will in future be taken from the list of names on the Faringdon War Memorial;</p> <p>(e) <i>OALC Planning Training, 15 November</i> – Brief report from Cllr Keira Bentley who had attended the training session;</p> <p>(f) <i>Renewable Energy Workshop, 21 November</i> – Cllr Dr Wise had been unable to attend but notes from the workshop were awaited for circulation to all members;</p> <p>(g) <a href="#">P18/V2398/AG, Old Berks Hunt Kennels, Stanford Road, Faringdon</a> - Notification from District Council confirming that a formal application for planning permission would be required for installation of free standing cremation/incinerator.</p>
8/11/18	<p><b>Planning Applications were considered and decisions taken, as follows:</b></p> <p><a href="#">P18/V2619/LB – Bull Inn, 27 London Street, Faringdon</a>  Renovation and making safe of a derelict and dilapidated building extension to create garden room. Rotten windows to be replaced, roof to be remade and covered with tiles.  For: Mr John Morton  <b>NO OBJECTIONS</b></p> <p><a href="#">P18/V2776/FUL – Land at Bromsgrove, Faringdon</a>  Development of 4 apartments including new access from Bromsgrove  For: Oxford Parklands Ltd  <b>NO OBJECTIONS</b></p>

	<p><b><u>P18/V0259/O – Land South of Steeds Farm, Coxwell Road, Faringdon</u></b></p> <p>Outline planning application for up to 125 dwellings and associated public open space. All matters except access reserved. (as amended by plans received 2 May 2018 and documents received 3 May 2018). Amended plans and additional highways information received 31 October 2018. For: Welbeck Strategic Land</p> <p><b>OBJECT</b></p> <p>Members’ main concern over this revised access application was that it did no more than make provision for an additional pedestrian access from Coxwell Road and did not address the fundamental issue of there being only a single vehicular entrance. This is not acceptable as not only would it prevent emergency vehicle access if it became blocked but would also create yet another ‘cul-de-sac’ estate, a provision contrary to Policies 4.3a &amp; 4.3b of the Faringdon Neighbourhood Plan, which has now become directly relevant to the development because of the recent boundary revision which brings the site into Faringdon parish.</p> <p>Finally, although the members noted that this application related only to access and commented accordingly, it was nevertheless agreed that since the proposed development now lies in the parish a detailed document outlining town council’s views and objections to the whole of the above planning application be forwarded to the relevant planning officer for future reference</p> <p><b><u>P18/V2731/HH – 9 Fernham Road, Faringdon</u></b></p> <p>Demolition of existing attached store and its replacement with a single storey extension For: Mr &amp; Mrs Simon and Fiona Brown</p> <p><b>NO OBJECTIONS</b></p> <p><b><u>P18/V2723/HH – 2 Parkers Close, Faringdon</u></b></p> <p>Single storey rear extension and porch addition For: Rachel Kirwan</p> <p><b>NO OBJECTIONS</b></p> <p><b><u>P18/V2752/DIS – Land off Ferndale Street, Faringdon</u></b> <i>(This application was not subject to public consultation)</i></p> <p>Discharge of conditions 4, 6, 8 and 9. Ref P15/V1114/O Outline application (access only) for the erection of up to two 1-bedroom flats with associated access and parking For: Mr Brian Hammond</p>
9/11/18	<p><b>Tree Preservation Order</b></p> <p>It was noted that a tree preservation order in respect of trees on land at Tollington House, 28 Fernham Road, Faringdon was due to come into effect on a provisional basis from 5 November and would continue for a further 6 months until a decision as to whether the order can be confirmed is taken by the District Council.</p>
10/11/18	<p><b>OCC Proposed Highways Repair, Gravel Walk, Faringdon</b></p> <p>Town Council is pleased that this work is to go ahead but finds the suggested detour far too long and inconvenient for the residents of Faringdon. OCC to be requested that the proposed work is carried out overnight for the 2 - 3 days that is required; OCC also to be asked what has led to subsidence in the road.</p>
11/11/18	<p><b>A420 Safety Concerns</b></p> <p>Cllrs Andrew Marsden and Dr Mike Wise attended a meeting held on Tuesday, 20 November for parishes along the A420 corridor to discuss A420 safety concerns with a view to raising these collectively with Ed Vaizey MP. The two main issues that arose were (a) safety of road users and (b) noise. A short-written report of the meeting would be circulated to all town councillors.</p>