



## MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD ON TUESDAY 5 MARCH 2019 AT 8PM IN THE COMMUNITY OFFICE

**Present:**

**Councillors:**

Andrew McAuley (AM) - Chairman  
Ian Hill (IH)  
Tom Bindoff (TB)  
Terry Jackson (TJ)  
Matt Reid (MR)

**Co-opted Members:**

Tony Powell

**Officer:**

Rachel Gill

**In Attendance:**

1. Apologies for Absence

Rob Smith.

It was noted that Peter Richardson has resigned from the committee. The Chairman has sent him a letter of thanks for his time and help whilst he was a co-opted member of the committee.

2. Minutes of the meeting held on the 5 February were accepted by Council on 12/02/2019

**Resolved:** That the minutes of the meeting above be agreed as a correct record and that they be signed by the Chairman

3. Declarations of Interest

There were none notified.

4. Matters Arising

1. **Planning Training Meeting. AM** has emailed a schedule for the day. The main decision to make is when we do this. Post- election as an induction for new members of planning committee would be sensible. He asked for comments. **TP** asked whether we could discuss 40 Brook Street as case example. If it has not had a decision made on it by SODC we would need to choose a different application. It was thought it would be useful to find some people to come and speak on some issues.

After discussion it was:

**Resolved unanimously:** To hold the planning training day after the elections.

2. **PYR1** – SODC have notified us that a decision on this application will be taken on 20<sup>th</sup> March after the site visit which has been scheduled for the 18<sup>th</sup> March. The only people present on the site visit will be members of the SODC Planning Committee and the Case Officer.

It was agreed that we would write to the SODC Planning Committee to outline our views and some pointers for

what to look at on the site visit. Gill Bindoff has combined comments from planning and NP into a letter. **AM** intends to speak at the Committee Meeting on the 20<sup>th</sup> March. The Parish Council are allowed 5 minutes to speak but we may have to share this time with Pyrton Parish Council. **AM** will check with Steve Corrigan. **MR** reported that he had a call from Ben Scofield about the shape of the edge road and the expansion of playing fields and would like to meet Matt to understand this further. There was some discussion on playing fields and school expansion. Matt said he would meet with Ben.

5. To consider the following applications: -

P19/S0493/HH 23 Cuxham Road, Watlington

Demolition of existing loggia, erection of an enclosed single storey extension.

Very limited garden space. There was some discussion, as the area is already covered. **TP** will review the rules.

**NO OBJECTION** - 4 in favour 1 against

P19/S0479/FUL Little Stoney Farm, Britwell Hill near Britwell Salome

Variation of condition 2 to vary the approved plans so that the volume of the attached barn can be included in the replacement dwelling already approved on application ref. P17/S2674/FUL (Demolition of existing residential accommodation and replacement with one new dwelling and garage/store)

It was noted that this is about half as big again as the original application and looks more than variation of a condition. The main concern is it looks like a rural site but from the plan it will not look like that at all.

The same concerns as it was opposed before still stand. The design will have large windows and the amount of light pollution next to the woods would be a concern.

Some committee members felt that this should be a new application. It needs to be in keeping with its location.

The barn is not licensed for habitation and this variation could leave it open to further expansion.

Looking at the District Settlement Strategy would it go through as it is so isolated?

In terms of material considerations, does it conflict with our NP? Is there impact and harm on the setting?

This is more than a variation of condition. There was objection on design and level of glazing impact on local wildlife.

A vote was then taken:

**OBJECTION - UNANIMOUS.**

**Watlington Parish Council objects to this application on several counts. Firstly, it is more than a variation of condition, the size and style of house is completely different. Secondly, given the level of glazing, there are concerns over light pollution and its effect on wildlife in the surrounding woodland. Thirdly, the design changes the look of the site from agricultural to residential and this is not in keeping with the surroundings.**

P19/S0458/FUL Windmill Farm 3 Land 260m West of Watlington Industrial Estate

Installation of 30m lattice tower supporting three antennas, two 0.3m transmission dishes three equipment cabinets a slim-line meter cabinet and ancillary development thereto inclusive 2.1m high fence.

Minor issue on fencing – powder coated rather than painted, would recommend black is a better colour.

It is needed and will be a similar height to the current mast. Assume it does not interfere with the route of the edge road

**NO OBJECTION - UNANIMOUS.**

P19/S0539/LB Meadow Court 11 New Road, Watlington

Alterations & extensions to existing detached dwelling. New detached garage building.

All internal alterations.

**Vote:** 4 in favour 1 against

**NO OBJECTION**

6. To consider the following amendments: -

P18/S4158/FUL Land to rear of 14-16 High Street, Watlington

**Amendment No. 1** Dated 30 January 2019

Variation of Condition 2 (Approved Plans) to change the layout and design of the approved dwelling of P16/S2638/FUL)

(Erection of a two storey 3-bedroom dwelling following the demolition of existing brick walls and timber fencing within the site) discrepancies corrected and additional information provided as shown on amended

plans received 30<sup>th</sup> January 2019 (***This is for Information only purposes***) - **This was noted.**

P18/S4158/FUL Land to rear of 14-16 High Street, Watlington

**Amendment No. 2** Dated 7 February 2019

Variation of Condition 2 (Approved Plans) to change the layout and design of the approved dwelling of P16/S2638/FUL)

(Erection of a two storey 3-bedroom dwelling following the demolition of existing brick walls and timber fencing within the site) discrepancies corrected and additional information provided as shown on amended plans received 30<sup>th</sup> January 2019 and revised site location plan received 7 February (***This is for Information only purposes***) - **This was noted.**

7. Decisions

<u><b>Application</b></u>	<u><b>SODC Decision</b></u>	<u><b>WPC Recommendation</b></u>
P18/S3917/LB 4 Chiltern Gate, Hill Road	Listed Building Consent is GRANTED	<i>No Objection</i>
P18/S3916/HH 4 Chiltern Gate, Hill Road	Planning Permission is GRANTED	<i>No Objection</i>
P18/S4088/HH 3 Davenport Place	Planning Permission is GRANTED	<i>No Objection</i>
P18/S2822/FUL Land to the south of Northend Road	Planning Permission is REFUSED	<i>Objection</i>

All decisions were noted.

8. 40 Brook Street – update from AM

There has been a rebuttal from a transport expert sent to SODC by the Agent. AM spoke to Simon Kitson. He has asked OCC for a response as feels they need to reply before he can move the application forward. We have stated that we would like the SODC Planning Committee to have a site visit.

9. Correspondence

1. Marc Pullen re Application for 1 Watcombe Road-
2. J Porter of Archstone re Land at Britwell Road, Watlington
3. Peter Richardson- Notice of Withdrawal as a co-opted member of the Planning Committee
4. Tim Horton re CIL/Section 106/The vision and buses
5. Roderick Orr re Damage to property at Dame Alice Farm
6. SODC Notice of new residential dwelling to be named as Forest House, Christmas Common
7. SODC Notice of change of name to Little Nook, Couching St

All correspondence was noted.

10. Any other business

**Late Correspondence -Peter Logan regarding the traffic measures wish list** – It was agreed that we should reply saying that most things are based on the delivery of the edge road and that it is bit too soon to enter into discussions but at the appropriate time there will be consultation with our residents. It was agreed that TB draft a reply from the PC.

**Railings – design for outside new apartments opposite the Co-Op** – It was noted we are waiting for feedback on this. Replacement railings on this site were considered dangerous for residents if they need to escape from the building.

**THERE BEING NO OTHER BUSINESS THE MEETING CLOSED AT 9.40pm**