



# Wheatley Parish Council

## Planning Committee Meeting Minutes

Wednesday 14<sup>th</sup> January 2025 in the Parish Office at 7.30pm

**Present:**

T Newman (TN) (Chair), P Willmott (PW) (Vice Chair), A Sercombe (AS), A Cooper (AC), Cllr L Thomas (LVT), Cllr Fox (FF)

**Officer:**

L Collinson- Assistant Clerk to the Parish Council

**Members of the public: 0**

84.	<b>APOLOGIES FOR ABSENCE-</b> Cllr Shepherd (ASh)
85.	<b>DECLARATIONS OF INTEREST-</b> NONE
86.	<b>TO RECEIVE MINUTES AND ACTIONS FROM MEETING HELD ON 10<sup>th</sup> DECEMBER 2025</b> previously circulated and signed as a true record of the meeting.
87.	<b>AMENDMENTS TO PREVIOUS APPLICATIONS-</b> NONE
88.	<p><b>NEW PLANNING APPLICATIONS</b></p> <p>i) <a href="#">P25/S3621/HH</a> 7 Keydale Road Wheatley Removal of the rear conservatory and detached garage. Erection of a single-storey rear extension, expansion of the loft conversion to include a rear facing dormer window and a new outbuilding. <b>14/01/2026- SUPPORT</b> <b>For- 6                  Against- 0                  Abstain- 0</b></p> <p>ii) <a href="#">P23/S3396/HH</a> 10 Blenheim Lane Wheatley Two storey side extension and single storey lobby extension <b>08/11/2023- OBJECT</b> <b>For- 3                  Against- 0                  Abstain- 0</b> Over development, character of area, traffic generation, parking and highway safety (no parking shown on site at present) and is within the Conservation area. <b>29/01/2024- amendment (no. 1) Bat survey received 24 January 2024</b> <b>INFORMATION ONLY</b> <b>26/02/2024- GRANTED</b> 28/02/2024- Emailed Case Officer to query why this wasn't sent to SODC Planning Committee. <b>24/12/2025- <a href="#">P25/S4004/S73</a>, Variation of condition 2 of planning permission P23/S3396/HH-</b> remove the single storey side lobby extension and to change the stone wall material to stone plinth with timber oak shiplap cladding. Two storey side extension and single storey lobby extension <b>14/01/2026- SUPPORT</b> <b>For- 6                  Against- 0                  Abstain- 0</b></p> <p>iii) <a href="#">P25/S3818/PIP</a> Ponylands Ladder Hill Wheatley Oxon Erection of a minimum of one and maximum of one self/custom-build residential dwelling. <b>07/01/2026- OBJECT, <a href="#">see full response</a></b></p>
89.	<p><b>PLANNING DECISIONS AND NOTIFICATIONS FROM SODC</b></p> <p>i) <a href="#">P25/S3444/HH</a> 67 Old Road Wheatley Demolition of car port, with internal alterations, new staircase and first floor layout added and rear extension. Erection a garden shed. <b>10/12/2025- SUPPORT</b> <b>For- 7                  Against- 0                  Abstain- 0</b> <b>21/12/2025- GRANTED</b></p> <p>ii) <a href="#">P25/S3317/N5D</a> Rectory Lodge 28 Crown Road Wheatley Oxfordshire Change of use from office (Class E(g)(i)) to residential dwelling (Class C3) <b>12/11/2025- SUPPORT</b> <b>For- 6                  Against- 0                  Abstain- 0</b> <b>12/12/2025- GRANTED</b></p>

Signed:

Date:

	<p>iii) <a href="#">P25/S3818/PIP</a> Ponylands Ladder Hill Wheatley Oxon Erection of a minimum of one and maximum of one self/custom-build residential dwelling. <b>07/01/2026- OBJECT, <a href="#">see full response</a></b> <b>12/01/2026- GRANTED.</b> Cllr Newman to draft a response to SODC</p>
<b>90.</b>	<p><b>WHEATLEY NEIGHBOURHOOD PLAN</b> i) Working Group met 26/11/2025. Next meeting TBC</p>
<b>91.</b>	<p><b>CORRESPONDENCE AND ANY URGENT ITEMS REQUIRING ATTENTION</b> i) Email from Master Developer for land south of Grenoble Rd (South Oxford Science Village) Asst Clerk has replied showing interest in hearing more about the project. Meeting booked for 20/01/2026.  ii) Neighbourhood Planning Event- National changes &amp; local support, save the date Weds 28<sup>th</sup> Jan 2026 (2pm-5pm), Didcot. Cllr Newman &amp; Thomas attending  iii) Planning Training SODC, delegates TBC</p>
<b>92.</b>	<p><b>ITEMS FOR INFORMATION</b> i) <a href="#">P22/S3577/FUL</a> 15 Elton Crescent Wheatley Proposed demolition of the existing garage and conservatory, and the erection of two-storey side and rear extension. Subsequent subdivision to provide new two-storey two bed dwelling. Provision of amenity space and off-street parking with new highway access off Elton Crescent. <b>09/11/2022- SUPPORT</b> <b>For- 5                  Against- 0                  Abstain- 0</b> We are supporting as we can't find any material reasons to object. We feel it has a detrimental impact to neighbours at No 17 and behind. We are also concerned at the space for parking provision for modern sized cars and therefore increasing the already congested area (Traffic generation, parking &amp; highway safety). Continue to note comments from neighbours regarding drainage issues. <b>25/11/2022- GRANTED</b> <b>22/12/2025-</b> amendment (no. 2), Additional information received 19 December 2025, Drainage <b>INFORMATION ONLY</b>  ii) <a href="#">P22/S0203/O</a> 61 Church Road Wheatley Oxford Proposed dwelling 09/02/2022- SUPPORTS <b>07/01/2026- <a href="#">P25/S2489/DIS</a></b> amendment (no. 1 &amp; 2), As amplified by additional information received 06 January 2026 (Drainage &amp; Ecology) <b>INFORMATION ONLY</b>  iv) <a href="#">P26/S0027/T28</a> Elton Crescent Wheatley OX33 1UZ Installation of 1x 9m Wooden Pole (BT) at: Side of 1 Elton Crescent - 460334,205333. Side of 31 Elton Crescent - 460421,205281. <b>INFORMATION ONLY</b></p>
<b>93.</b>	<p><b>DATE OF NEXT MEETING – WEDNESDAY 11<sup>th</sup> FEBRUARY 2026, 7.30PM</b> <b>MEETING CLOSED AT 7:50PM</b></p>

Signed:

Date: