

Wheatley Parish Council

Planning Committee Meeting Minutes

Wednesday 14th December 2022 in the Parish Office at 7.30pm

Present: T Newman (TN) (Chair), P Willmott (PW) (Vice Chair), A Sercombe (AS), R Harding (RH), A Cooper (AC), P Bignell (PB), J Heath (JH)

Officer: L Collinson- Assistant Clerk to the Parish Council

Members of the public: 0

396.	APOLOGIES FOR ABSENCE – NONE
397.	DECLARATIONS OF INTEREST- 404 ii) Cllr Newman & Cllr Harding
398.	TO RECEIVE MINUTES AND ACTIONS FROM MEETING HELD ON 9th NOVEMBER 2022 previously circulated and signed as a true record of the meeting.
399.	AMENDMENTS TO PREVIOUS APPLICATIONS i) 28/10/2022- P22/S3872/HH 17 Barlow Close Wheatley Garage conversion with double side and single extension to the rear. Removal of conservatory. Addition of PV panels (amended plan received 24 November 2022 showing removal of fifth bedroom on ground floor). 09/11/2022- SUPPORT For- 6 Against- 0 Abstain- 0 12/12/2022- GRANTED 24/11/2022- amendment (no. 1) amended plan received 24 November 2022 showing removal of fifth bedroom on ground floor. 14/12/2022- SUPPORT For- 7 Against- 0 Abstain- 0
400.	NEW PLANNING APPLICATIONS i) P22/S3415/FUL 81 High Street Wheatley Replacement of extract flue system with the new extract flue system and add new fresh air intake duct system. 14/12/2022- SUPPORT For- 7 Against- 0 Abstain- 0 Note the comments from Env Protection Team for concerns of noise and would like these to be considered. ii) P22/S4234/HH 12 Elm Close Wheatley Removal of existing roof with new raised roof and rear dormer and front porch 14/12/2022- SUPPORT For- 7 Against- 0 Abstain- 0 ii) P22/S4244/HH 29 Old Road Wheatley Residential alterations and the erection of a new replacement garage with associated landscaping. New vehicular access. 14/12/2022- SUPPORT For- 7 Against- 0 Abstain- 0 Agree with Rights of Way to ensure footpath is kept clear at all times.
401.	PLANNING DECISIONS AND NOTIFICATIONS FROM SODC – NOTED i) 24/10/2022- amendment (no. 2) P22/S2293/FUL 1, 3 and 5 Park Hill Wheatley As amended by information received 21 October 2022- Landscape Maintenance & Mgt Plan INFORMATION ONLY 16/11/2022- GRANTED ii) P22/S3492/HH 72 Kelham Hall Drive Wheatley Addition of a 1st floor balcony (4m x 2m) on the south side of the dwelling. 09/11/2022- SUPPORT For- 6 Against- 0 Abstain- 0

15/11/2022- GRANTED

iii) [P22/S2779/HH](#) 57 Ladder Hill Wheatley
Full house remodelling with new additions to the sides and rear of the building
14/09/2022- SUPPORT

21/11/2022- GRANTED

iv) 24/10/2022 [P22/S3296/LB](#) 8 Church Road Wheatley
s73 Application to vary condition 2(approved plans) - to reconfigure glazing configuration on application P22/S0449/LB. (The erection of a single storey extension to the existing courtyard and the refurbishment of the existing annex at The Walled Cottage)

09/11/2022- SUPPORT

For- 6 Against- 0 Abstain- 0

28/11/2022- GRANTED

v) **27/10/2022-** [P22/S3724/S73](#) Land Off Old London Road Wheatley
s73 application to vary condition 2(approved plans) on application P22/S0589/FUL to amend the site layout in order to add CCTV columns to the approved layout. Variation of conditions 2 (approved plans), 5 (landscape scheme), 6(surface water drainage) and 7(Construction Traffic Management Plan) on application P19/S3220/FUL. To make further amendments to the layout and provide further information.(Installation of a synchronous gas-powered standby generation facility, ancillary infrastructure and equipment and access)).

09/11/2022- SUPPORT

For- 6 Against- 0 Abstain- 0

Wheatley Parish Council are Supporting this application, as we can find no material objection but want it noted that all our previous objections have been ignored.

25/11/2022- GRANTED

vi) [P22/S3577/FUL](#) 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.

09/11/2022- SUPPORT

For- 5 Against- 0 Abstain- 0

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 & highway safety).

Continue to note comments from neighbours regarding drainage issues.

25/11/2022- GRANTED

vii) 28/10/2022- [P22/S3872/HH](#) 17 Barlow Close Wheatley
Garage conversion with double side and single extension to the rear. Removal of conservatory. Addition of PV panels (amended plan received 24 November 2022 showing removal of fifth bedroom on ground floor).

09/11/2022- SUPPORT

For- 6 Against- 0 Abstain- 0

12/12/2022- GRANTED

viii) [P22/S3759/HH](#) 21 Keydale Road Wheatley
Construction of a new double garage to rear garden. Demolition of existing single garage.

09/11/2022- SUPPORT

For- 6 Against- 0 Abstain- 0

12/12/2022 GRANTED

402.

CORRESPONDENCE AND ANY URGENT ITEMS REQUIRING ATTENTION

	<p>i) 16/11/2022- P22/S3975/O Oxford Brookes University Wheatley Campus. Councillors had an opportunity to input to the draft response to the application</p>
403.	<p>ITEMS FOR INFORMATION</p> <p>i) Conversion of former office known as: The Studio, 70 Church Road, Wheatley, OXFORD OX33 1LZ to 3 residential dwellings to be known as: 70A, 70B and 70C Church Road, Wheatley, OXFORD OX33 1LZ INFORMATION ONLY</p> <p>ii) P22/S3344/HH 95 Old Road Wheatley Proposed removal of the detached garage and the erection of a front extension and carport. Alterations to the front elevation 29/09/2022 amendment (no. 1) Amended by plans received 21 September 2022 12/10/2022- SUPPORT For- 4 Against- 0 Abstain-0 02/11/2022- GRANTED 29/11/2022- P22/S4225/LDP Extensions to the original detached dwelling and rear dormer extension. INFORMATION ONLY</p> <p>iii) P21/S3834/FUL 14 Elm Close Wheatley Erection of detached 2 bedroom bungalow 04/02/2022- GRANTED 29/11/2022- P22/S4117/DIS Discharge of conditions 4 (Tree Protection), 5 (Surface Water Drainage) and 6 (Contaminated Land - Linked Conditions (1)) under application reference number P21/S3834/FUL (Erection of a detached, 2 bedroom bungalow)</p> <p>iv) Demolition of properties known as 1, 3 and 5 Park Hill and erection of a 65-bed care home to be named and numbered: Wellford Gardens, 5 Park Hill, Wheatley, OXFORD OX33 1ND INFORMATION ONLY</p>
404.	DATE OF NEXT MEETING – WEDNESDAY 11th JANUARY 2023, 7.30PM
	MEETING CLOSED AT 8.08PM