

Minutes

of a meeting of the

Planning Committee

held on Wednesday, 11 September 2019 at
7.00 pm in the The Ridgeway, The Beacon,
Portway, Wantage, OX12 9BY



Open to the public, including the press

Present:

Members: Councillors Bob Johnston (Chair), Val Shaw (Vice-Chair), Jerry Avery, Ron Batstone, Eric Batts, Diana Lugova, Robert Maddison, Janet Shelley and Max Thompson

Officers: Holly Bates, Sarah Green, Louise Griffin, Emily Hamerton, Susannah Mangion

PI.36 Chairman's announcements

The chairman outlined the emergency evacuation arrangements and the procedure for the meeting.

PI.37 Apologies for absence

None

PI.38 Minutes

RESOLVED: to adopt the minutes of the committee meeting held on 21 August 2019 as a correct record and agree that the chairman signs them as such.

PI.39 Declarations of interest

Councillor Bob Johnston declared that he was acquainted with Nik Lyzba in relation to the item P19/V0935/FUL, Haugh House, Church Lane, Longworth.

PI.40 Urgent business

There was no urgent business.

PI.41 Public participation

The list of registered speakers was tabled at the meeting.

PI.42 P19/V0935/FUL - Haugh House, Church Lane, Longworth, Abingdon, OX13 5DX

Councillor Jerry Avery, the local ward member, stepped down from the committee and took no part in the debate or voting for this item.

The committee considered application P19/V0935/FUL for the erection of two dwelling houses and creation of associated access. (As amended by plans, design and access statement dated June 2019, and design amendment statement received from agent 17 June 2019) at Haugh House, Church Lane, Longworth.

Consultations, representations, policy and guidance, and the site's planning history were detailed in the officer's report, which formed part of the agenda pack for the meeting.

Councillor Sandra Sabathy spoke, objecting to the application on behalf of Longworth Parish Council.

Nik Lyzba and Rachel Wright, local residents, spoke in objection to the application.

Steven Roberts, the applicant's agent, spoke in support of the application.

Councillors Jerry Avery, the local ward member, spoke in respect of the application.

In response to questions raised by the committee;

- Officers confirmed that the Longworth Neighbourhood plan was given equal weight given to the Local Plan.
- Officers clarified the view of the Conservation Officer that the application would support the preservation of the conservation area.

In the absence of any motion, the Chairman moved a motion, which was seconded to refuse the application on the basis that the neighbourhood plan would not be upheld.

The meeting was adjourned to take advice on a procedural matter.

Following the adjournment, the Development Manager, advised that Planning Committee procedure rule 18(d) provides that where no member puts forward a motion, the chair (or vice-chair) will put the officer's recommendation forward to commence the debate. The Development Manager explained that the committee must consider this motion first and vote on this before moving an alternative motion if they decide this.

In accordance with the above position the motion the Chair withdrew the original motion and in accordance with the Council's Constitution moved a motion of the Officer's recommendation for approval.

A further motion moved and seconded, to approve the application was declared carried on being put to the vote.

RESOLVED: to grant planning permission for application P19/V0935/FUL subject to the following conditions:

Standard

1. Commencement 3 years. - Full Planning Permission

2. Approved plans

Pre- Commencement

3. Protected species licence to be submitted
4. Japanese Knotweed management and eradication plan to be submitted
5. Archaeological written scheme of investigation to be submitted
6. Staged programme of archaeological evaluation to be undertaken
7. Arboricultural method statement to be submitted
8. Surface water drainage scheme to be submitted
9. Foul water drainage to be submitted

Pre- slab levels

10. Details of materials to be submitted
11. Revised Biodiversity Enhancement Plan to be submitted

Pre- occupation

12. Access, vision splays, parking, turning in accordance with plan
13. Boundary treatments, including gates, to be submitted
14. Landscaping scheme to be submitted

Compliance

15. Great Crested Newt mitigation strategy
16. Habitat Establishment and long-term management plan
17. Slab levels as approved
18. Landscaping scheme implementation
19. No fences, walls or enclosures to be erected in front of dwellings
20. Removal of permitted development rights for extensions and alterations to dwellings

PI.43 P19/V1326/FUL - 4 Green Lane, Botley

The committee considered application P19/V1326/FUL - Removal of Condition 2 of P87/V1805/FUL - The accommodation hereby permitted shall not be occupied other than by persons aged 55 or over, the widow or widower of such persons or by such other persons who shall have first been approved of in writing by the local planning authority - at 4 Green Lane, Botley

Consultations, representations, policy and guidance, and the site's planning history were detailed in the officer's report, which formed part of the agenda pack for the meeting.

Karen Owston, applicant, spoke in support of the application.

Councillor Judy Roberts, one of the local ward councillors, spoke in objection to the application.

In response to questions raised by the committee;

- Officers confirmed that due to the early stage of the Cumnor Neighbourhood Plan, limited weight could be afforded to it in relation to this application.

A motion moved and seconded, to approve the application was declared carried on being put to the vote.

RESOLVED: to grant planning permission for application P19/V1326/FUL subject to the following conditions:

Standard

1. Commencement within three years
2. Approved plans

The meeting closed at 8.00 pm