

FARINGDON TOWN COUNCIL

Minutes of a Planning & Highways Committee Meeting held on Tuesday, 1 December 2009 at 7.15 pm in the Council Chamber, The Corn Exchange, Faringdon

PRESENT: Cllrs A V Hickmore (Chairman)
Mrs M J Barker
K Herbert
D Keeble
D Price
Dr M L H Wise

IN ATTENDANCE: 1 member of public
Cllr Ms J Farmer
Deputy Town Clerk
Assistant Clerk

1. Apologies for Absence

Apologies for absence were received from Cllr J Boyle, Cllr N S O'Keeffe and D/Cllr Mrs A Thomson.

2. Minutes of Last Meeting: Tuesday, 10 November 2009

The Minutes were AGREED and signed by the Chairman as a correct record.

3. Matters Arising

Min 3, Min 1: Proposed Waiting Restrictions, Canada Lane: In response to a query from Cllr Dr Wise, the Deputy Town Clerk stated that the Oxfordshire County Council (OCC) had now advised that it had contacted everyone in Canada Lane. However, Cllr Dr Wise stated that he had not been contacted and it was AGREED that he would obtain details of those people who had not been contacted in order that these could be forwarded by the Deputy Town Clerk to the OCC.

Min 5, Faringdon Fossil Trust: It was NOTED that despite the town council's solicitors having chased Builders Ede there had still been no response. It was therefore AGREED that the town clerk should be asked to follow up this matter with the District Council and also to check what legal action could be taken.

Min 8, Vale of White Horse District Council Consultation: Cllr Dr Wise gave a verbal report on the evening held by the VWHDC on 18 November 2009 for parish and town councils in respect of general planning issues and which he attended together with Cllrs Keeble and Marsden. He stated that due to the strong depth of feeling by the parish and town council representatives present surrounding the consultation paper circulated by VWHDC regarding proposed changes to the Scheme of Delegation for Planning Applications, the meeting became focused on this matter. The Chairman stated that VWHDC had since advised that this proposed scheme had now been withdrawn as the scheme required further staffing and, therefore, it would not be going to Council on 9 December, as planned.

Min 11: The Deputy Town Clerk advised that this matter was still being progressed.

4. Public Question Time

No questions had been received.

5. Public Speaking Time

The member of public present at the meeting stated that he had wished to query the progress on the situation with Faringdon Fossil Trust but that his query had now been answered earlier on in the meeting.

6. Declarations of Interest

There were no declarations of interest.

7. Planning Applications to be considered:

GFA/15261/2 Change of use of adjoining land to garden and erection of fence on land adjoining 73 Tuckers Road (retrospective)

73 Tuckers Road, Faringdon

For: Mr D Cryer

NO OBJECTIONS

GFA/18176/5 Erection of a garage

Dove Lodge, Radcot Road, Faringdon

For: Mr T Fane

NO OBJECTIONS

GFA/15591/2 Erection of rear conservatory

Romney Cottage, 17 Gloucester Street, Faringdon

For: Mrs Marianne Emmett

NO OBJECTIONS

GFA/16154/5 Erection of four dwellings (revised application Plots 2-5)

Ferngrove, Portway, Faringdon

For: Vale Housing Association

NO OBJECTIONS

GFA/19770/2-CON Demolition of existing redundant building

The Old Barn, Stanford Road, Faringdon

For: Miss J Carroll

NO OBJECTIONS

GFA/13321/2 Change of use of land from Agricultural to Boat Moorings (10) and car parking spaces (5)

Land at Pidnell Farm, Radcot Road, Faringdon

For: Mr R Bolter

NO OBJECTIONS

8. For Information

(a) Notices of Permission were received and NOTED from the Vale of White Horse District Council in respect of the following planning applications:-

- GFA/18657/2-LB** Repair/Replacement of lead to existing lead valley. Removal of stone tiles and replacement with clay tiles to match other tiles to valley
Duke of Wellington, 7 Lechlade Road, Faringdon
For: Admiral Taverns (780) Hd
(No Objections – Planning & Highways Committee Meeting, 10.11.09)
- GFA/12807/13** Conversion of existing hotel to form one additional self contained flat in the roof space. Change of use of part of the building to office accommodation. Re-roof existing damaged roof with additional roof lights. A small flat roof area within the roof valleys. Rebuilding three existing dormer windows and one new dormer. External improvements to provide waste storage, bicycle storage and ramped entrance. Removal of two self seeded shrubs.
Portwell House, 27 Market Place, Faringdon
For: Mr N Elwell
(No objections – Planning & Highways Committee Meeting, 8.9.09)
- GFA/12807/14-LB** Internal and external alterations. Conversion of existing hotel to form one additional self contained flat in the roof space. Re-roof existing damaged roof with additional roof lights. A small flat roof area within the roof valleys. Rebuild three existing dormer windows and construct one new dormer. External improvements to provide waste storage, bicycle storage and ramped entrance.
Portwell House, 27 Market Place, Faringdon
For: Mr N Elwell
(No objections – Planning & Highways Committee Meeting, 8.9.09)
- GFA/3172/6** Change of use from a piano show room with a 2 bedroom first floor flat to a four bedroom house with a one bedroom annex
Ivory House, 40 Coxwell Street, Faringdon
For: Mr and Mrs Snuggs
(No objections – Planning & Highways Committee Meeting, 20.10.09)

- 9. Park Road, Faringdon – Relocation of Faringdon Gateway Features**
Proposals for the above relocation were received for consideration from the consulting civil & structural engineers who had been instructed to carry out this work.

It was generally felt that the feature should be more contemporary in design as it was looking dated and it was suggested that the engineers should contact Abigail Brown, VWHDC Arts Development Office in this regard.

10. Annual Review of Town Council Development 2008-2026

It was NOTED that before the VWHDC draft core strategy is finalised, various additional matters to the core strategy would be subject to public consultation in December/January. It was AGREED, therefore, that the review of Town Council's Development Strategy for 2008-2026 should be carried out in February after the VWHDC consultation.

11. Oxfordshire County Council (OCC) Local Transport Plan 3

Town Council had been invited to submit suggestions for schemes for inclusion in the LTP3 programme of improvements. Various suggestions regarding Park Road, Stanford Road and Coxwell Road were discussed and it was AGREED that town council should submit the following suggestions:

- the approach to the roundabout on the A420 from Park Road to be two lanes as far back along Park Road as possible with a filter road from Park Road onto the A420 going towards Oxford;
- a roundabout to be installed at the Coxwell Road exit onto the A420 in order to facilitate safer and easier access for the traffic travelling towards Swindon from Coxwell Road;
- due to the appalling record of accidents and fatalities associated with the A420, OCC should pay particular attention to this road and a full survey of its traffic usage and how it can be improved in terms of safety should be carried out. It was AGREED that Ed Vaizey MP, Rt Hon S Khan, Minister for Transport and C/Cllr Mrs J Heathcoat should be informed of town council's view in this regard;
- cycleways to be provided from Faringdon to Shrivenham.

12. S106 Agreements

(a) 4&20 Business Park, Planning Application GFA/20602/2-X:

The District Council Planning Officer had now responded to the query raised by town council asking why the District Council did not have a Section 106 Obligation relating to the above planning application. It was NOTED that as no off-site infrastructure improvements had been identified apart from a requirement for improvements to the highway which was a matter for County Council, no S106 Obligation had been prepared by the Vale.

(b) Further updates on current S106 agreements:

- *Bloor Homes – S106 Agreement, Clause 1.26:*

It was NOTED that the Faringdon Community Bus Group had been advised by Oxfordshire County Council that the £30,000 linked towards community bus operation serving the site is conditional beyond the conditions laid down in the S106 Agreement and that it was not necessarily solely for the Faringdon Community Bus Group. It was felt that this was not in the spirit of the agreement and that a letter with town council's comments to this effect should be sent to OCC with a copy to Cllr D Keeble (town council's representative on the Faringdon Community Bus Group) as well as to the Faringdon Community Bus Group.

- *Development on Coxwell Road*

It was NOTED that an S106 agreement had been drawn up in respect of a development on Coxwell Road although town council had not been advised of this or been asked for its comments by either D/Cllr Roger Cox or the VWHDC. Town council had been promised that it would be involved/consulted when any S106 agreements were being negotiated but this had not happened on this occasion. It was AGREED that a letter should be written to D/Cllr Cox and the planners at the VWHDC reminding them that, as agreed previously by the planning department, town council would be involved with all S106 agreements.