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CLIMATE, BIODIVERSITY & PLANNING COMMITTEE MEETING OF THE WITNEY TOWN COUNCIL

Held on Tuesday, 14 May 2024

At 6.05 pm in the Virtual Meeting Room via Zoom

Present:

Councillor A Bailey (Chair)

Councillors:	G Meadows S Simpson G Doughty	J Doughty R Smith
Officers:	Adam Clapton Derek Mackenzie	Deputy Town Clerk Senior Administrative Officer & Committee Clerk
Others:	None.	

P252 APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillors O Collins & J Aitman.

P253 DECLARATIONS OF INTEREST

There were no declarations of interest from Members or officers.

P254 PUBLIC PARTICIPATION

There was no public participation.

P255 PLANNING APPLICATIONS

The Committee received and considered a schedule of planning applications from West Oxfordshire District Council.

Officers advised that Planning Application 24/00986/LBC 34 High Street was withdrawn since the publication of the agenda and therefore no longer required consideration.

Resolved:

That, the comments, as per the attached schedule be forwarded to West Oxfordshire District Council.

P256 **APPLICATION FOR NEW PREMISES LICENCE - W/24/00396/PRMA - CHRIS HAYTER TRANSPORT, TUNGSTEN PARK**

The Committee received and considered an application for a New Premises Licence under the Licensing Act 2003 from Chris Hayter Transport, Tungsten Park.

Resolved:

That, a no objection response be forwarded to the licencing team at West Oxfordshire District Council

P257 **WITNEY SHORES GREEN - DUST MANAGEMENT PLAN - PLANNING REF: R3.0051/24**

The Committee received and considered the Dust Management Plan Ref: R3.0051/24 in respect of the works at the Shores Green Junction of the A40.

Members welcomed the information and supported this application for the improvement to roads infrastructure given the benefits for Witney and the residents of the town.

Resolved:

That, the following comment be submitted to Oxfordshire County Council.

Witney Town Council notes this Management plan and welcomes any plans to mitigate against dust during the construction period.

P258 **WITNEY SHORES GREEN - TRAFFIC MANAGEMENT PLAN - PLANNING REF: R3.0052/24**

The Committee received and considered the Traffic Management Plan Ref: R3.0052/24 in respect of the works at the Shores Green Junction of the A40.

Members again welcomed the information as they had the Dust Management Plan earlier in the meeting and supported this application for the improvement to transport infrastructure given the benefits for Witney and its residents.

A Member raised the CLOCS (Construction Logistics and Community Safety) Standard which required developers of large construction sites to plan the movement of their HGVs to keep them away from busy or high-risk areas, such as school gates during drop-off times, as well as setting minimum safety standards for their fleet. Members therefore asked that these standards be adhered to during the construction stage.

Resolved:

That, the following response be submitted to Oxfordshire County Council.

Witney Town Council notes the reference to CLOCS (Construction Logistics and Community Safety) Standard in the application data. However, it would like to see further evidence of how the Contractor will ensure safety for pedestrians and school children travelling between South Leigh and Witney during construction to show greater adherence to these standards.

P259 **PROPOSED DISABLED PERSONS PARKING PLACES**

The Committee received and considered the proposals received from Oxfordshire Country Council to amend the provision for disabled parking arrangements in Bourton Close and Corn Street in order to facilitate improvement to disabled parking facilities.

Members welcomed the changes.

Resolved:

That, Witney Town Council offers no objection.

P260 **PLANNING APPEAL - 141 QUEEN EMMA'S DYKE - 20/03068/FUL**

The Committee received notice of Planning Appeal APP/D3125/W/24/3339455 for 141 Queen Emma's Dyke, Witney.

Resolved:

That, the Planning Appeal be noted.

The meeting closed at: 6.41 pm

Chair

Witney Town Council

Planning Minutes - 14 May 2024

255

255- 1 WTC/058/24 Plot Ref :-24/00917/HHD Type :- HOUSEHOLDE
 Applicant Name :- . Date Received :- 24/04/2024
 Location :- 39 EARLY ROAD Date Returned :- 15/05/2024
 EARLY ROAD
 Proposal : Removal of garage and erection of a single storey extension to dwelling.
 Observations : Witney Town Council has no objections regarding this application.

255- 2 WTC/059/24 Plot Ref :-24/00871/HHD Type :- HOUSEHOLDE
 Applicant Name :- . Date Received :- 24/04/2024
 Location :- 7 WOODGREEN Date Returned :- 15/05/2024
 WOODGREEN
 Proposal : Construction of detached outbuilding.
 Observations : Witney Town Council has no objections regarding this application but would request alternative renewable energy solutions are considered by the applicant as set out in the West Oxfordshire Local Plan 2031 core objective CO17.
 Members recognise a commitment to using smokeless fuels in the application but are aware this does not mitigate completely against carbon emissions being released into the environment. There is also no mention of insulation which would help reduce energy use and the carbon footprint further.
 In addition, it notes loss of permeable drainage and would ask that mitigating measures are considered to help decrease the possibility of surface water flooding in this area, in accordance with policy EH7 of the West Oxfordshire Local Plan 2031.

255- 3 WTC/060/24 Plot Ref :-24/00730/HHD Type :- HOUSEHOLDE
 Applicant Name :- . Date Received :- 24/04/2024
 Location :- 55 SCHOFIELD AVENUE Date Returned :- 15/05/2024
 SCHOFIELD AVENUE
 Proposal : Addition of wood cladding to exterior of completed single storey extension.
 Observations : Witney Town Council has no objections regarding this application.

255- 4 WTC/061/24 Plot Ref :-24/00853/HHD Type :- HOUSEHOLDE
 Applicant Name :- . Date Received :- 24/04/2024
 Location :- ASH CLOSE HOUSE Date Returned :- 15/05/2024
 GLOUCESTER PLACE
 Proposal : Alterations to existing house including replacement windows (retrospective), change front porch roof tiles, timber screening of uPVC greenhouse and

recladding of existing garden buildings.

Observations : While Witney Town Council does not object to this application in terms of material concerns, We ask that due attention is paid to the comments of the neighbouring property in respect of the potential impacts of the screening.

255- 5 WTC/062/24 Plot Ref :-24/00907/HHD Type :- HOUSEHOLDE

Applicant Name :- . Date Received :- 24/04/2024

Location :- 50 VALENCE CRESCENT Date Returned :- 15/05/2024
VALENCE CRESCENT

Proposal : Erection of single storey side and rear extension and part garage conversion.

Observations : While Witney Town Council does not object to this application in terms of material concerns, it notes that due to the larger property footprint the loss of permeable drainage and would ask that mitigating measures are considered to help decrease the possibility of surface water flooding in this area, in accordance with policy EH7 of the West Oxfordshire Local Plan 2031.

Further, Witney Town Council expect that the converted garage will remain ancillary to the property.

255- 6 WTC/063/24 Plot Ref :-24/00927/FUL Type :- FULL

Applicant Name :- . Date Received :- 24/04/2024

Location :- HALL Date Returned :- 15/05/2024
REAR OF 52 HIGH STREET

Proposal : Demolition of existing hall and erection of 2 x two-bedroom homes and associated works.

Observations : While Witney Town Council does not object to this application in terms of material concerns, it notes the loss of permeable drainage and would ask that mitigating measures are considered to help decrease the possibility of surface water flooding in this area, in accordance with policy EH7 of the West Oxfordshire Local Plan 2031.

255- 7 WTC/064/24 Plot Ref :-24/00962/FUL Type :- FULL

Applicant Name :- . Date Received :- 08/05/2024

Location :- UNIT 4-5 Date Returned :- 15/05/2024
WINDRUSH PARK ROAD
OX28 7DZ

Proposal : Development of 7no. new light industrial/warehouse use classes E(g)iii, B2 and B8 units with ancillary office space together with associated parking and service yards.

Observations : Witney Town Council has no objections to this application. However, In line with the declared climate emergency, the Council asks that obtaining carbon neutrality is a priority for the applicant and that all measures to offset carbon emissions are considered in the progression of this light industrial development.

Furthermore, the Town Council recognises the need for modal shift towards active travel as set out in policy T3 of the West Oxfordshire Local Plan 2031 and asks that a contribution is sought to offer greater pedestrian and cycling connectivity to the site from the main residential areas of the town; In particular, towards the improvements set out in the Oxfordshire County Council Local Cycling & Walking Infrastructure Plan 2023 (proposed improvements 29-37).

255- 8 WTC/065/24 Plot Ref :-24/01008/ADV Type :- ADVERTISIN
Applicant Name :- . Date Received :- 08/05/2024
Location :- 70 Date Returned :- 15/05/2024
HIGH STREET
Proposal : Installation of externally illuminated fascia sign. (Retrospective).
Observations : Witney Town Council has no objections regarding this application.

255- 9 WTC/066/24 Plot Ref :-24/00965/LBC Type :- LISTED BUI
Applicant Name :- . Date Received :- 08/05/2024
Location :- 70 Date Returned :- 15/05/2024
HIGH STREET
Proposal : Installation of fascia sign. (Retrospective)
Observations : Witney Town Council has no objection to this application.

It is however, disappointed to note this is a retrospective application and expects any such applications to be submitted prior to work being carried out in the future so that consultation may take place

255- 10 WTC/067/24 Plot Ref :-24/00986/LBC Type :- LISTED BUI
Applicant Name :- . Date Received :- 08/05/2024
Location :- 34 Date Returned :-
HIGH STREET
Proposal : Proposed maintenance to the roof, timber windows and shopfront
Observations :

255- 11 WTC/068/24 Plot Ref :-24/01023/CLP Type :- LAWFULNESS
Applicant Name :- . Date Received :- 08/05/2024
Location :- 7 Date Returned :- 15/05/2024
NORTHFIELD SQUARE
Proposal : Certificate of Lawfulness (formation of habitable room in roof space with front and rear velux rooflights)
Observations : Witney Town Council has no objections regarding this application.

The Meeting closed at : 6:41pm

Signed : _____ Chairman Date: _____

On behalf of :- Witney Town Council