

Didcot Town Council

Minutes of the

Planning and Development Committee Wednesday 24th February 2021



PRESENT:

Councillors:

A Dearlove (Committee Chair)

D Macdonald

P Siggers

M Walsh

J Durman

P Giesberg

Officers: J Wheeler (Town Clerk)
C Lordan (Events and Communications Officer)

Minutes: C Lordan

Guest speaker: V Angell (TFA Executive Chairman)

189. To receive presentation regarding application P21/S0274/FUL

The Committee noted a presentation given by Vic Angell, Executive Chairman of TFA regarding application P21/S0274/FUL.

Councillor A Dearlove proposed, Councillor P Giesberg seconded, and it was **RESOLVED** to bring this application to the top of the applications list to discuss first.

190. To receive apologies.

No apologies received from Councillor Mallows.

191. To receive declarations of interest.

Councillor D Macdonald declared an interest in application P21/S0150/HH and would therefore abstain from voting on this application.

192. To approve the draft minutes of the meeting held via Zoom on 3rd February 2021.

Councillor Durman requested that the minutes to show that he was present at the meeting.

Councillor Walsh requested that the header was amended to show the correct date and that the word 'draft' was removed.

Councillor A Dearlove proposed, Councillor D Macdonald seconded, and it was **RESOLVED** to approve the minutes as a true and accurate record of the meeting.

193. Questions on the minutes as to the progress of any item (progress report).

No member raised any questions as to the progress of any item.

194. To note the response from Persimmon Homes regarding tree works at Shinmoor Close.

The Committee noted the response from Persimmon Homes.

195. To consider as listed: Planning Applications.

Proposals for Comment

a)	Application	P21/S0274/FUL	Land at Former Didcot A Power Station Milton Road Didcot
	Proposal	Hybrid planning application consisting of a) Full Planning Application for the erection of a single storey 8,692 m2 Data Centre building (containing data halls, associated electrical and AHU Plant Rooms, loading bay, maintenance and storage space, office administration areas and screened plant at roof level), emergency generators and emission stacks, diesel tanks and filling area, electrical switch room, a water sprinkler pump room and storage tanks, a gate house / security building, MV substation, site access, internal access roads, drainage infrastructure, hard and soft landscaping, and b) Outline Planning Application for the erection of a two storey 20,800m2 Data Centre building (containing data halls, associated electrical and AHU Plant Rooms, loading bay, maintenance and storage space, office administration areas and screened plant at roof level), emergency generators and emission stacks, diesel tanks and filling area, electrical switch room, a water sprinkler pump room and storage tanks; details of appearance will be reserved, along with hard landscaping immediately around the building.	
	Response date	1st March 2021 (Extended from 25th February 2021)	
	Agreed response	<p>The Council's Planning and Development Committee commented that they would encourage the development to be as green and energy efficient as possible and to implement all measures possible to reduce energy usage and its impact on the local environment.</p> <p>The Committee believe that the use of solar panels on the roofs (or where possible) should be a must and measures to reuse or regenerate the heat produced from the buildings in an environmentally friendly way should be explored.</p> <p>Councillor A Dearlove proposed and Councillor P Siggers seconded and it was RESOLVED to submit NO OBJECTION to this application.</p>	
b)	Application	P21/S0195/HH	66 Newlands Avenue Didcot OX11 8PY
	Proposal	Two story side and single-story rear extension	
	Response date	1 st March 2021 (Extended from 19 th February 2021)	
	Agreed response	Councillor A Dearlove proposed and Councillor P Siggers seconded and it was RESOLVED to submit NO OBJECTION to this application.	

c)	Application	P21/S0252/FUL	Barclays Bank Plc 125 Broadway Didcot OX11 8AW
	Proposal	Removal of the existing signage letter and projecting Barclay's Signage and infill of the existing ATM with materials to match existing.	
	Response date	24 th February 2021 (Extension requested).	
	Agreed response	Councillor A Dearlove proposed and Councillor D Macdonald seconded, and it was RESOLVED to submit NO OBJECTION to this application.	
d)	Application	P21/S0220/HH	20 Sinodun Road DIDCOT Oxon OX11 8HN
	Proposal (as amended)	Two storey side, rear and front extensions, (amended 12.02.2021 (amendment No. 1)).	
	Response date	1 st March 2021 (Extended from 24 th February 2021)	
	Agreed response	Councillor P Giesberg proposed and Councillor P Siggers seconded and it was RESOLVED to submit NO OBJECTION to this application.	
e)	Application	P21/S0276/HH	4 Lune Close Didcot OX11 7QJ
	Proposal	Proposed single storey rear extension and loft conversion with rear dormer.	
	Response date	1 st March 2021 (Extended from 24 th February 2021)	
	Agreed response	Councillor A Dearlove proposed and Councillor M Walsh seconded, and it was RESOLVED to submit NO OBJECTION to this application.	
f)	Application	P21/S0223/HH	12 Colne Drive Didcot OX11 7SG
	Proposal	Single storey extension to front of property to create lobby/porch	
	Response date	1 st March 2021 (Extended from 25 th February 2021)	
	Agreed response	Councillor P Siggers proposed and Councillor D Macdonald seconded, and it was RESOLVED to submit NO OBJECTION to this application.	

g)	Application	P21/S0297/HH	47 Hagbourne Road Didcot OX11 8DP
	Proposal	<p>1. Demolition of existing conservatory and single storey utility room extension.</p> <p>2. Construction of two storey and single storey extensions.</p>	
	Response date	1 st March 2021 (Extended from 25 th February 2021)	
	Agreed response	<p>The Council's Planning and Development Committee were concerned that a neighbour had raised concerns regarding the possible loss of light due to this extension and would request that the relevant officers look into this matter prior to approval.</p> <p>Councillor D Macdonald proposed, Councillor P Siggers seconded, and it was RESOLVED to submit NO OBJECTION to this application.</p>	
h)	Application	P21/S0301/HH	27 Longford Way Didcot OX11 7TN
	Agreed proposal	Garage conversion to habitable space, internal alterations, and single storey rear extension.	
	Response date	27 th February 2021	
	Agreed response	Councillor A Dearlove proposed and Councillor P Siggers seconded and it was RESOLVED to submit NO OBJECTION to this application.	
i)	Application	P21/S0296/FUL	Didcot Hospital Wantage Road Didcot OX11 0AG
	Agreed proposal	Continued use of temporary modular building.	
	Response date	27 th February 2021	
	Agreed response	Councillor P Siggers proposed and Councillor J Durman seconded, and it was RESOLVED to submit NO OBJECTION to this application.	

j)	Application	P21/S0150/HH	27 Campion Hall Drive Didcot OX11 9RL
	Agreed proposal	Erection of 2-metre-high fence on boundary	
	Response date	4 th March 2021	
	Agreed response	<p>The Committee were concerned that this would negatively impact the street scene and would be out of character with the area as the rest of the street have hedges/grass verges, which would be removed from this property.</p> <p>The Committee expressed concerns over the height of the fence and were concerned whether the land in question belongs to the applicant or not.</p> <p>Councillor J Durman proposed and Councillor M Walsh seconded, and it was RESOLVED to OBJECT to this application.</p>	
k)	Application	P21/S0414/HH	5 Lydalls Close Didcot OX11 7LD
	Agreed proposal	Single and two storey extensions to existing bungalow.	
	Response date	5 th March 2021	
	Agreed response	Councillor P Siggers proposed and Councillor D Macdonald seconded, and it was RESOLVED to submit NO OBJECTION to this application.	
l)	Application	P20/S4036/FUL	5 Lostock Place Didcot OX11 7XT
	Agreed proposal	Change of use from A1 Retail (Boots the Chemist) to Suis Generis (Beauty Salon)	
	Response date	5 th March 2021	
	Agreed response	<p>The Committee were concerned that this would result in the loss of A1 retail space which they feel would be required should another pharmacy wish to take up the vacant space.</p> <p>Councillor P Siggers proposed and Councillor M Walsh seconded, and it was RESOLVED to OBJECT to this application.</p>	
m)	Application	P21/S0395/A	5 Lostock Place Didcot OX11 7XT
	Agreed proposal	Fascia board and window graphics	
	Response date	5 th March 2021	
	Agreed response	Councillor D Macdonald proposed and Councillor P Siggers seconded, and it was RESOLVED to submit NO OBJECTION to this application.	

n)	Application	P21/S0224/HH	8 Windrush Mews Didcot OX11 7SE
	Agreed proposal	The erection of a wooden shed (w-5ft, l-7ft, h-7ft) at the front of the property.	
	Response date	6 th March 2021	
	Agreed response	<p>The Committee were concerned that this has a negative visual impact viewable from a main road (A4130) and possibly sets a precedent for people in the area to put sheds in their front garden.</p> <p>Councillor A Dearlove proposed and Councillor P Siggers seconded, and it was RESOLVED to OBJECT to this application.</p> <p>Councillor M Walsh voted against this decision.</p>	
o)	Application	P21/V0303/FUL	Didcot Extra Care Greenwood Way Didcot OX11 6GD
	Agreed proposal	Development of 80 No. Extra Care apartments comprising of: 70 No.1-bedroom apartments and 10 No.2-bedrooms apartments, communal support facilities, gardens and parking.	
	Response date	9 th March 2021	
	Agreed response	Councillor A Dearlove proposed and Councillor D Macdonald seconded, and it was RESOLVED to submit NO OBJECTION to this application.	
p)	Application	P20/S4251/O	SC Car Sales Wantage Road DIDCOT Oxon OX11 0BS
	Agreed proposal (as amended)	Outline application for demolition of garage and residential development with all matters reserved including the number of units. (Development description amended 12 February 2021). (Amendment number 1).	
	Response date	5 th March 2021	
	Agreed response	<p>Continual of original objection which can be viewed here: https://data.southoxon.gov.uk/ccm/support/dynamic_serve.jsp?ID=1417904435&CODE=40A35949F29DA00F22139617CEF261DE.</p> <p>Councillor D Macdonald proposed and Councillor P Siggers seconded, and it was RESOLVED to OBJECT to this application.</p>	

q)	Application	OCC LTCP	Local Transport and Connectivity Plan - vision consultation
	Agreed proposal	<p>The Local Transport and Connectivity Plan (LTCP) is our long-term countywide transport strategy. The plan also takes into account our strategy for digital infrastructure and for connecting the whole county.</p> <p>A second consultation planned for later 2021 will cover the development of the full LTCP including an updated vision and themes.</p>	
	Response date	29 th March 2021	
	Agreed response	Councillor A Dearlove proposed and Councillor D Macdonald seconded, and it was RESOLVED to defer this application until 17 th March 2021.	

196. APPLICATIONS FOR CERTIFICATES OF LAWFUL DEVELOPMENT AND INFORMATION ONLY.

The Committee noted the below listed applications for certificates of lawful development.

A)	Application	P21/S0425/LDP	16 Robin Way Didcot OX11 6BW
	Proposal	Construction of single storey rear extension.	

197. PLANNING APPEALS

The Committee noted no planning appeals had been submitted.

198. APPLICATIONS APPROVED

The Committee noted the below listed granted permissions.

Didcot Town Council's recommendation	Planning Application Number	Proposal and Address
No objection	P20/S4714/HH	Demolition of existing conservatory and construction of two storey back extension to existing private dwelling. 78 Rawthey Avenue Didcot OX11 7XW
No objection	P20/S4731/HH	Single storey rear extension to replace existing conservatory and extension to existing garage. 10 Old Bourne Didcot OX11 7XJ
Didcot Town Council expects that the impact on the visibility splay for vehicles using this junction from all directions is duly considered.	P20/S1824/HH	Erect a fence on top of existing brick, in order to create a private garden on our property. 24 East Street Didcot OX11 8EJ
No objection	P20/S4773/HH	Single and two storey rear extensions 5 Slade Road Didcot OX11 7AR
No objection	P20/S4820/HH	Single storey extensions to side and rear. 40 Edinburgh Drive Didcot OX11 7HT

199. APPLICATIONS REFUSED

The Committee noted no applications had been refused.

200. APPLICATIONS WITHDRAWN

The Committee noted the below listed applications which had been withdrawn.

Didcot Town Council's recommendation	Planning Application Number	Proposal and Address
None.	P20/S4793/LDP	Location: 42 Mereland Road Didcot OX11 8AY Proposal: Conversion of garage into office and storage area.

201. APPLICATIONS REFERRED

The Committee noted no applications had been referred.

The meeting closed at 9.20pm

Signed _____

Date _____