

HENLEY-ON-THAMES TOWN COUNCIL

Janet Wheeler

Town Clerk

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COUNCIL OFFICES
TOWN HALL
HENLEY-ON-THAMES
OXFORDSHIRE
RG9 2AQ

**COUNCILLORS ARE HEREBY SUMMONED TO ATTEND A
MEETING OF
THE PLANNING COMMITTEE
TO BE HELD ON
TUESDAY 26 FEBRUARY 2019 AT 7:30PM
IN THE COUNCIL CHAMBER, TOWN HALL
HENLEY ON THAMES**

A handwritten signature in cursive script, appearing to read 'Janet Wheeler', with a horizontal line underneath.

Mrs J Wheeler
Town Clerk

19 February 2019

MEMBERSHIP:

The Chairman, Councillor Ken Arlett
The Vice Chairman, Councillor Jane Smewing
Councillor Julian Brookes
Councillor Donna Crook
Councillor Sam Evans
Councillor Stefan Gawrysiak
Councillor Lorraine Hillier
Councillor Laurence Plant
The Mayor, Councillor Glen Lambert (ex-officio)

Members are reminded to sign the attendance book

AGENDA

1. APOLOGIES FOR ABSENCE

TO RECEIVE apologies for absence.

2. DECLARATIONS OF INTEREST

Members are hereby reminded that, under the provision of the Localism Act 2011 (Chapter 7, part 1) and The Relevant Authorities (Disclosable Pecuniary Interests) Regulations 2012 (S.I 2012/1464), a member with a disclosable pecuniary interest of which they are aware in a matter who attends a meeting of the authority at which the matter is considered must disclose to that meeting the existence and nature of that interest at the commencement of that consideration, or when the interest becomes apparent. A member with a disclosable pecuniary interest in any matter must withdraw from the room or chamber where a meeting is being held whenever it becomes apparent that the matter is being considered at that meeting, unless he/she has obtained a dispensation from the Council, and not seek improperly to influence the decision about that matter.

3. PUBLIC PARTICIPATION

TO RECEIVE questions or statements from members of the Public.

The following rules shall apply:

- You may ask questions or make a statement on any item included on the agenda. The session, which is also open to Councillors who may have a personal and pecuniary interest on any item included on the agenda, will last for a period of up to 10 minutes (but capable of being extended at the Chairman's discretion).
- Questions from the town's residents will take priority, followed by property owners, businesses and then non-residents.
- All speeches shall last for no more than 2 to 3 minutes.
- If there are no statements or questions, or if all statements have been made or questions asked before the period of time allotted, the meeting will start to consider the remainder of its business. No further public questions or statements will be entertained at that meeting.
- If an answer to a question cannot be given at the meeting the Chairman may, at his/her discretion, arrange for a written answer to be given.
- The Chairman of the meeting will have complete discretion as to the order in which questions are taken and statements made. Supplementary questions may be asked at the Chairman's discretion.
- The Chairman of the meeting may rule that any public remarks are not appropriate and will not be accepted; for example if they are defamatory, frivolous or offensive. In such an instance the Chairman may disallow a question or statement or cut short a statement or discussion, or disqualify any member of the public from continuing to speak.
- Questions which require the disclosure of exempt or confidential information will not be answered.
- The Chairman of the meeting's interpretation of this procedure shall not be questioned and his/her ruling on any questions relating to this procedure shall be final.

4. MINUTES

TO APPROVE the Minutes of the Meeting of the Planning Committee held on 5 February 2019. (Minutes attached)

5. PLANS (Amended)

P18/S3542/HH

22 Marmion Road Henley on Thames Oxon RG9 1DG

(Householder)

For: Christopher Daly & Sian Ralph

Block up existing kitchen door and enlarge existing window to form French doors. Erection of front boundary railings and gate (Amended plans received 6 February 2019 showing removal of rear dormer window from proposal and new railings and gate to front boundary wall).

Plans: 22 Marmion Road

HTC Observation: 20.11.18 - Recommend approval with the condition that timber instead of UPVC is used for the windows.

P18/S3902/HH

76 Reading Road Henley on Thames RG9 1AU

(Householder)

For: Mr Mullin

Demolition and replacement of existing double garage (revised plans received 31st January, lowering ridge height and re-orientating roof)

Plans: 76 Reading Road

HTC Observation: 11.12.18 - Recommend approval

6. P18/S4217/LB

4 Wharfe Lane Henley on Thames RG9 2LL (Listed Building Consent)

For: Mr A Toop

Replacement of windows in east elevation, ground floor with folding doors.

Plans: 4 Wharfe Lane

P18/S4157/FUL

24 Fairmile Henley on Thames RG9 2LA (Full Application)

For: Mr David Wright

New single storey dwelling with basement bedroom accommodation

Plans: 24 Fairmile

P19/S0133/HH

105 St Marks Road Henley on Thames RG9 1LP

(Householder)

For: Dr. Nigel Geary

Front extension to provide study with bedroom over. Rear extension to extend kitchen dining with 2no bedrooms over.

Plans: 105 St Marks Road

- P19S0223/HH** **20 St Marks Road Henley on Thames Oxfordshire RG9 1LJ**
(Householder)
For: Barry Carson
Formation of dropped kerb along frontage of No 20 St Marks Road. The removal of the front dwarf brick boundary wall and the paving of the front garden area for use as parking space.
Plans: 20 St Marks Road
- P19/S0227/FUL** **Anderson House Newtown Road Henley on Thames RG9 1HG** (Full Application)
For: Anderson House Developments Ltd C/O Agent Boyer Planning Ltd
Demolition of existing building and erection of 43 residential units and 221sq.m of Class B1a commercial space with associated access, parking and landscaping.
Plans: Anderson House
- P19/S0243/FUL** **R/O Barngarth Gravel Hill Henley on Thames RG9 1TP** (Full Application)
For: Scandia-Hus Limited
Construction of a new 3 bedroom Chalet/Bungalow.
Plans: R/O Barngarth Gravel Hill
- P19/S0245/RM** **Thames Farm Reading Road Shiplake RG9 3PH** (Reserved Matters)
For: Taylor Wimpey UK Ltd. c/o Agent Barton Willmore LLP
Reserved Matters for 95 dwellings (appearance, landscaping, scale and layout) pursuant to outline application P16/S0970/O.
Plans: Thames Farm
- P19/S0288/FUL** **Amberley 26 Lambridge Wood Road Henley on Thames RG9 3BS** (Full Application)
For: Mr Liddel
Demolition of existing dwelling. Erection of 2 new dwellings
Plans: Amberley 26 Lambridge Wood Road
- P19/S0301/HH** **Gates End Fairmile Henley on Thames RG9 2JY**
(Householder)
For: Mr & Mrs Ian Pankhurst
Removal of existing dormer structure including side windows. Construction of new brick gable end, including retention of main dormer window in situ.
Plans: Gates End Fairmile
- P19/S0306/HH** **14 St Marys Close Henley on Thames RG9 1RD**
(Householder)
For: Mr Martin Coward
Single storey side extension. Demolition of existing rear extension.
Plans: 14 St Marys Close

- P19/S0340/FUL** **The Walled Garden Bell Lane Henley on Thames RG9 2HR**
(Full Application)
For: Mr and Mrs Carlton
Single storey four bed dwelling within garden of existing property.
Plans: The Walled Gardern
- P19/S0345/HH** **12 Gainsborough Hill Henley-On-Thames RG9 1ST**
(Householder)
For: Mr & Mrs Arlett
Single Storey Rear Extension
Plans: 12 Gainsborough Hill
- P19/S0351/HH** **174 Greys Road Henley on Thames RG9 1QR**
(Householder)
For: Mr and Mrs Boulwood
Single storey rear extension, loft conversion with dormer and internal alterations.
Plans: 174 Greys Road
- P19/S0371/HH** **16 &17 Niagara Road Henley-On-Thames RG9 1EB**
(Householder)
For: Mr Goodson & Mercer
Ground floor and joint first floor extension to 16 & 17 Niagara Road.
Plans: 16 &17 Niagara Road
- P19/S0382/HH** **5 Cromwell Road Henley-On-Thames RG9 1JH**
(Householder)
For: Mr & Mrs Connolly
Single storey rear extension at lower ground floor level, conversion of existing lower ground floor, and alterations to door and window openings on the side and rear elevations.
Plans: 5 Cromwell Road
- P19/S0408/FUL** **Beechwood Lodge Lambridge Lane Badgemore RG9 4NR**
(Full Application)
For: Mr & Mrs O Lewis c/o Agent TP Architects
Variation of condition 2 - (drawings) raising eaves and the ridge height of building by approximately 875mm, adjust position of garage and move the building closer to the north western boundary and amended interior layout of house on P15/S3386/FUL (Proposed replacement dwelling, pursuant to consent ref: P12/S2445/HH).
Plans: Beechwood Lodge
- P19/S0507/HH** **50 Market Place Henley-On-Thames RG9 2AG**
(Householder)
For: Mr & Mrs I Wallace
Single storey extension
Plans: 50 Market Place

P19/S0509/LB

50 Market Place Henley-On-Thames RG9 2AG (Listed Building Consent)
For: Mr & Mrs I Wallace
Single storey extension
Plans: 50 Market Place

7. OBJECTIONS / CALL IN APPLICATIONS

TO DECIDE which applications to call in and which Councillor is to speak at District Council in the event of an objection.

8. DECISION NOTICES

TO RECEIVE and **NOTE** the attached report on the decision notices received from SODC. (Report attached)

9. MINUTES OF TRANSPORT STRATEGY GROUP

TO APPROVE the Minutes of the Meeting of the Transport Strategy Group held on 4 February 2019. (Minutes attached)

10. TRANSPORT STRATEGY GROUP – AMEND TERMS OF REFERENCE

TO CONSIDER the amendment of the Terms of Reference to reflect the inclusion of two additional members of the public onto the Transport Strategy Group. (Document attached)

11. NOTIFICATION OF PLANNING APPEAL – P17/S3989/HH

TO NOTE a report on the appeal for P17/S3989/HH (Householder). (Documents attached) There is no opportunity to submit comments on this appeal.

If the Committee wish to withdraw any representations previously made on this application the Committee is to **RESPOND** by 7 March 2019 with a request

12. TREE PRESERVATION ORDER

TO NOTE the following tree preservation order:

19S01 – Tree Tops House, Gillotts Lane, Henley on Thames RG9 1PT (Documents and map attached.) Representations can be made in writing by 27 February 2019 to South Oxfordshire District Council.

13. TRAFFIC MATTERS

TO CONSIDER any traffic matters from the public or organisations within the town.

14. PROGRESS REPORT

TO NOTE the Progress Report. (Document attached)

KW

19 February 2019

List of Decision Notices - Planning Committee 26 February 2019
(Papers available in Information Centre)

PLANNING PERMISSION - GRANTED

P18/S2165/FUL **Townlands Hospital York Road Henley on Thames RG9 2EB** (Full Application)

For: Smart Parking Ltd
Proposal: Retrospective planning permission in relation to three Automatic Number Plate Recognition cameras in place in order to enforce parking contraventions at the site, and 2 poles. Two of the cameras are affixed to poles, one is affixed to carehome.

Plans: Townlands Hospital York Road
HTC Observation: **07.08.18** - Recommend refusal. This would be a proliferation of signs and cameras, leading to over-saturation. The signs and cameras are out of keeping with the character of the area and are obtrusive and unneighbourly.

P18/S3800/HH **6 Norman Avenue Henley on Thames RG9 1SG** (Householder)

For: Mr & Mrs Mark Sayers
Proposal: Proposed single storey rear extension with domed rooflight over and three new Velux windows inserted into existing roof

Plans: 6 Norman Avenue
HTC Observation: **15.01.19** - Recommend refusal in line with the Conservation Officer's comments with reference to the rooflights.

P18/S3454/HH **2 Wyndale Close Henley on Thames RG9 1BA** (Householder)

For: Mr & Mrs Jonathan Mackinder
Proposal: Demolition of single storey rear extension and erection of part single storey part two storey side and rear extension.

Plans: 2 Wyndale Close
HTC Observation: **20.11.18** - Recommend approval with the condition that materials match the original house.

P18/S3753/FUL **166 and 168 Grey Road Henley on Thames Oxfordshire RG9 1QR**
(Full Application)

For: Mr Clark

Proposal: Variation of conditions 2- approved plans, 3- boundary walls and fences, 4- turning area and car parking, 5- landscaping scheme, 6- withdrawal of P.D and 7- schedule of materials on application ref P17/S2208/FUL, in order to allow for the two dwellings to be constructed independently of each other. Proposed two houses on land east of 170 Greys Road, forming a joint application between Mr and Mrs Clark at 172 Grey Road and Mr and Mrs Crockett at 170 Greys Road.

Plans: 166 and 168 Grey Road

HTC Observation: **15.01.19** - Recommend approval with a condition that any loss of trees could be compensated for with a replanting scheme.

P18/S3816/HH **11 Western Avenue Henley on Thames RG9 1JP** (Householder)

For: Mrs S Carter

Proposal: Single storey rear extension and demolition of existing conservatory and utility.

Plans: 11 Western Avenue

HTC Observation: **15.01.19** - Recommend approval.

P18/S3840/HH **40 St Andrews Road Henley on Thames Oxon RG9 1JB**
(Householder)

For: Mr Neil Wilson

Proposal: Alterations to existing kitchen with conservatory extension and conversion of existing roof space to habitable use.

Plans: 40 St Andrews Road

HTC Observation: **15.01.19** - Recommend approval and agree with Henley Society comments that the rooflights should be conservation rooflights.

P18/S3871/HH **78 Greys Road Henley on Thames RG9 1TF** (Householder)

For: Mrs Sarah Cook

Proposal: To drop kerb onto a classified road

Plans: 78 Greys Road

HTC Observation: **15.01.19** - Recommend refusal on grounds of usability of any such dropped kerb due to a layby being in front of the site which when in use would block access. There is also a telegraph pole and mature tree beyond the proposed dropped kerb in front of the property which would prevent usage.

P18/S4006/HH **130 St Andrews Road Henley on Thames RG9 1PL** (Householder)

For: Mr & Mrs J Moon

Proposal: Part single storey and part two storey extension to existing dwelling. Addition of pitch roof to existing garage. Increase in size of existing porch canopy. Rendering of whole Dwelling

Plans: 130 St Andrews Road

HTC Observation: **15.01.19** - Recommend approval

P18/S4034/O **8 St Marys Close Henley on Thames RG9 1RD** (Outline Planning Permission)

For: Mr & Mrs Herrington
Proposal: The erection of a dwelling comprising 2 bedrooms, front and rear garden, off-street car parking for 2 cars and access.

HTC Observation: **15.01.19** - Recommend approval

P18/S4094/HH **56 Kings Road Henley on Thames RG9 2DG** (Householder)

For: A Brittain & C Harris
Proposal: Proposed single-storey ground floor extension, first floor bathroom extension and loft conversion, with pitched roof dormer window to rear and roof lights as per amended plans received 29 January 2019.

Plans: 15 Duke Street
HTC Observation: **11.12.18** - Recommend approval

P18/S4120/HH **Riverside Lodge Wargrave Road Henley on Thames RG9 3JD** (Householder)

For: Mr Simon Loring
Proposal: Single-storey extension to existing eco-house to provide an office/studio consisting of 3x7m internal dimensions with a small connection to the existing house. The materials and roof design of the extension will reflect the existing house and will allow for the incorporation of solar panels and a Tesla battery to achieve self-sufficiency.

Plans: Riverside Lodge
HTC Observation: **15.01.19** - Recommend approval subject to the dwelling be ancillary to the main dwelling

P18/S4134/FUL **Greenacres Elizabeth Road Henley on Thames RG9 1RJ** (Full Application)

For: Mrs Biggs
Proposal: Demolition of existing property and construction of new 4 bedroom house, with render and timber cladding and metal standing seam roof.

Plans: Greenacres
HTC Observation: **15.01.19** - Recommend approval

P18/S4179/HH **55 Albert Road Henley on Thames RG9 1SD** (Householder)

For: Mrs J Timlett
Proposal: First floor rear extension, rooflight in existing flat roof and replacement window

Plans: 55 Albert Road
HTC Observation: **15.01.19** - Recommend approval

P18/S4224/HH **Lenwade 3 Western Road Henley on Thames RG9 1JL** (Householder)

For: Mr & Mrs Painter
Proposal: Two storey rear infill extension, Window adjustments (side and rear) and internal adjustments

Plans: Lenwade 3 Western Road
HTC Observation: **15.01.19** - Recommend approval

P18/S4255/FUL **Hurst Green Lane Henley on Thames RG9 1LS** (Full Application)
For: Palatine Homes
Proposal: Variation of conditions 1 (approved drawings) & 5 (arboricultural method statement) of application P18/S2403/FUL Variation on condition 2 - internal and external alterations to application ref P17/S3570/FUL. Demolition of existing dwelling and erection of 4 new dwellings with integral garages and provision of new accesses.
Plans: Hurst Green Lane
HTC Observation: **15.01.19** - Recommend approval

PLANNING PERMISSION – REFUSAL

P18/S3351/HH **32 Queen Street Henley on Thames RG9 1AP** (Householder)
For: Mr Francis Piesse
Proposal: To demolish the central chimney stack and make good the pitched roof using recovered slates and ridge tiles.
Plans: 32 Queen Street
HTC Observation: **30.10.18** - Support application

P18/S4191/PIP **Boat House Adj Syringa Town Rod Eyot near Henley on Thames RG9 3JD** (Permission in Principle)
For: Mr & Mrs Crisp
Proposal: Proposed demolition of existing Boat House and construction of a single storey dwelling.
Plans: Boat House Adj Syringa
HTC Observation: **15.01.19** - Recommend refusal as the proposed would create a loss of open space and alter the character of the island.

LISTED BUILDING CONSENT – GRANTED

P18/S3801/LB **6 Norman Avenue Henley on Thames RG9 1SG** (Listed Building Consent)
For: Mr & Mrs Mark Sayers
Proposal: Proposed single storey rear extension with domed rooflight over and three new Velux windows inserted into existing roof
Plans: 6 Norman Avenue
HTC Observation: **15.01.19** - Recommend refusal in line with the Conservation Officers comments with reference to the rooflights.

Agenda item 9

HENLEY ON THAMES TOWN COUNCIL

MINUTES OF THE TRANSPORT
STRATEGY GROUP HELD ON
MONDAY 4 FEBRUARY 2019
AT 6.00PM IN THE COUNCIL CHAMBER,
TOWN HALL
HENLEY ON THAMES.

Present: Chairman, Councillor S Gawrysiak – Oxfordshire County Council (OCC) and Henley Town Council (HTC)
Vice Chairman, Councillor Ken Arlett -HTC
Councillor Will Hamilton - HTC
Councillor Miss L M Hillier – South Oxfordshire District Council (SODC) and HTC
Councillor Laurence Plant – HTC
Councillor Ian Reissmann - HTC
Councillor K George – Harpsden Parish Council
Mrs Jackie Walker – Bix and Assendon Parish Council
Mr P Fleming, Henley in Transition
Mr D McEwen, Henley in Transition
Mr David Dickie – Henley in Transition
Mr Ian Clark

In Attendance: Janet Wheeler – Town Clerk
Cath Adams – Planning and Project Manager
Kirsty Waterman – Planning and Transport Administrator
1 member of the press
0 members of public

19. APOLOGIES FOR ABSENCE

Apologies for absence were **RECEIVED** from Councillor Jane Smewing – HTC, Councillor Tony Wright – Harpsden Parish Council, Councillor John Halsall - Remenham Parish Council, and Councillor Darrel Poulos – Remenham Parish Council.

Jackie Walker was called to the table and co-opted onto the Committee as a representative of Bix and Assendon Parish Council as detailed in minute 18 (26 November 2019).

Dave Dickie was co-opted onto the Committee as a further representative of HIT.

The Chair reminded Jackie Walker and David Dickie of the confidential nature of some committee meetings and that they would be required to adhere to the code of conduct. This was agreed and accepted.

20. DECLARATIONS OF INTEREST

No declarations of interest were **RECEIVED**.

21. PUBLIC PARTICIPATION

Ian Clark queried signs outside Badgemore Stables. County Councillor Stefan Gawrysiak said that when the Gravel Hill crossing came forward he would ask OCC officers to include an extension of the 30 mph further up the road plus any other safety measures.

22. **MINUTES**

The Minutes were **RECEIVED, APPROVED** and **SIGNED** by the Chairman as a true record of the meeting of the Transport Strategy Group on 26 November 2018.

23. **AIR QUALITY**

The SODC £100,000 budget for air quality matters is being rolled over into the next financial year. None of the funds have been used so far beyond circa £20k for the SODC study into Electrical Vehicle charging. Many items overlap with the Neighbourhood Plan Committee and as such will be discussed in liaison with the Committee. The Committee **RECEIVED** an update on the following items associated with air quality. Project groups for each item were established to report back to Transport Strategy Group in March 2019 in a move towards submitting applications for funding from SODC's air quality budget (Groups in italics):

- i. Cycle Routes – ***Councillor Laurence Plant and Ron White***
To agree signage positioning, style and location. Gain OCC support and consent for any proposed signage. To assess all proposed routes for safety.
- ii. Walking – ***Councillor Hillier and Jackie Walker***
To agree signage positioning, style, location and including health benefits of the walk. To liaise with Walkers are welcome and The Ramblers Association. Councillor Hamilton registered his concern over the height of the planters.
- iii. Buses – ***no separate group required at this stage***
Presently being done
- iv. Trees And Greening – ***Councillor Gawrysiak***
A tender document for planters has been sent out by the Planning and Project Manager. 17 suitable sites for planting have been noted.
- v. Electric Vehicle (EV) Charging Points – ***Councillor Gawrysiak, David McEwen and Ian Clark***
Known electrical points need to be established to evaluate best available positions for future EV points and car club vehicles. The Chair is to provide a separate paper at the next Transport Strategy Meeting with information on proposed EV points along terraced streets using existing lamppost power.
- vi. Henley Car Club – ***Stefan Gawrysiak and Dave McEwen***
A proposal is to be drafted.
- vii. Long stay Car Parks Signage Locations – ***Cath Adams and Patrick Fleming***
Automatic Number Plate Recognition (ANPRs) are being looked into as well as other smart parking solutions. Officers are in contact and awaiting meeting confirmation with appropriate organisations. Signage will be discussed in collaboration with HTC's other Committees.

Councillor Hillier arrived at 6.20pm

- viii. Kill Your Engine/No Idling Campaign – ***Councillor Gawrysiak and David Dickie***
This group continues and has further requests to visit local schools and provide material. SODC observed a recent presentation to a local school and are subsequently contemplating how to roll out such a project further afield within the District using this well established and researched formula. David Dickie stated that readings are twice as high as last winter.
- ix. Greening At Northfield End – ***no separate group required at this stage***
Project going ahead
- x. Measuring Particulates – ***Councillor Gawrysiak, Patrick Fleming and David Dickie***

SODC have agreed they are able to use Henley on Thames as a case study to measure particulates for such a purpose. Ricardo Plc will be appointed to work with Henley Town Council.

- xi. **20mph Limit - no separate group required at this stage – Councillor Gawrysiak is monitoring**

OCC are establishing set up costs of the 20mph areas. It is expected plans will be ready within the next couple of weeks.

24. OCC and SODC MEETING ON TRAFFIC FLOWS AND 7.5t LIMIT

The Chairman gave an update on a meeting held with OCC and SODC on 22 January 2019 where traffic flows and 7.5t HGV limits were discussed. Committee members referred to page 25 of the agenda and a summary of the meeting (Pg 25 attached). It was agreed to form a list of scenarios to be modelled to see the effect on traffic flow and pedestrian usage through Henley on Thames. A 7.5t HGV weight limit with air quality implications, and traffic flow issues are to be looked at as two separate issues. A weight limit will allow lorries to come through Henley and make deliveries but discourages using Henley as a transport corridor. Haulage costs and local business needs will be taken into consideration with any weight limit and traffic flow proposals. The estimated cost of the traffic modelling study is £10-£18k of S106 money.

Councillor Gawrysiak, Ian Clark, David Dickie, John Halsall and Dave McEwen will form a working group to progress structures, models and ideas on the matter of a 7.5t weight limit and traffic flow issues.

All ideas and scenarios to be modelled should be forwarded to Henley Town Council Officers for consideration.

25. DOUBLE DECKING CAR PARKS

The Committee **RECEIVED** a verbal update following the request to SODC to design and cost plans for a deck for the Kings Road and Greys Road car parks. District Councillors are to request information on the revenue from car parks in Henley and the remit of what this money can be used for. It was suggested that double decking options for long stay car parks as an alternative to Greys and Kings Road car parks and subterranean options should be explored. Double decks could have EV charging points on the top deck for air quality reasons. It was noted that not all committee members agree Henley needs more car parking as the community members could use public transport and walk more. It was suggested that a small reduction of 5% of car travel would improve air pollution issues within Henley.

26. FURTHER PUBLIC PARTICIPATION

The Committee **RECEIVED** no questions or statements from members of the public relating to items discussed during the meeting.

The next Committee meeting will be early March 2019. Date to be confirmed

The meeting closed at 7.23pm

KW/CA

5 February 2019

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TRANSPORT STRATEGY GROUP

TERMS OF REFERENCE

1. The Committee shall consist of 6 Town Councillors, 1 Oxfordshire County Councillor, 1 South Oxfordshire District Councillor, 2 officers from Oxfordshire County Council (non-voting) and 7 co-opted members from the community. Community members to include representatives from Harpsden and Remenham Parish Councils.
2. Quorum shall be at least 3 Henley Town Councillors
3. A Chairman and Vice Chairman shall be elected at Full Council on establishment.
4. The Transport Strategy Group reports to Planning Committee. All recommendations will be reported to Planning Committee for consideration.
5. The Transport Strategy Group has no budget responsibility or delegated powers apart from those set out in Paragraph 6 below.
6. On matters that require further research, for example requesting a more detailed report or seeking clarification from third parties on a specific item, then the Transport Strategy Group shall have a delegated power to act. The Transport Strategy shall be approved by Full Council.
7. Build on the Henley and Harpsden Transport Study and in particular identify the most effective intervention options.

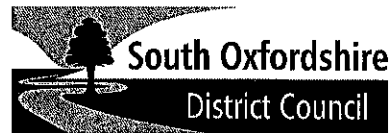
Transport Strategy Group objectives (taken from Henley & Harpsden Transport Study, Executive Report 1.1)

1. Reducing congestion and traffic impacts (with respect to air quality, severance and safety) in Henley-on-Thames, Remenham and Harpsden, including that caused by HGVs;
2. Enhancing the walking and cycling environment by making these modes more attractive, including a review of pedestrian crossings;
3. Enhancing public transport services and access whilst making these modes more attractive; and;
4. Identifying localised capacity enhancements where this meets the objectives above.
5. Identifying parking management measures to help meet the objectives above

6. Reconsidering the allocation of road space and traffic management in Henley town centre to meet the objectives above
7. Identifying the general impacts of the objectives above on air quality and the environment

Planning

HEAD OF SERVICE : Adrian Duffield



Listening Learning Leading

CONTACT OFFICER : **Mrs J Matthews**

registration@southoxon.gov.uk

Tel : (01235) 422630

Textphone: 18001 01235 422630

135 Eastern Avenue Milton Park
ABINGDON OX14 4SB

Henley-on-Thames Town Council
c/o Janet Wheeler
Council Offices
Town Hall
Market Place
RG9 2AQ

9 February 2019

TOWN AND COUNTRY PLANNING ACT 1990 APPEAL UNDER S78 AGAINST REFUSAL OF A HOUSEHOLDER APPLICATION

Site Address : 42 Kings Road Henley on Thames RG9 2DG

Description of development: Construction of dormer to rear of existing roof to accommodate en-suite facility and enlarged bedroom, arranged as two modest pitched roof dormer windows joined by central section to mimic the appearance of the existing roof plane.

Application reference: P17/S3989/HH

Appellants name : Mr Oliver Crowley & Ms Ford

Appeal reference : APP/Q3115/D/19/3220329

Appeal start date: 7th February 2019

I refer to the above details. An appeal has been made to the Secretary of State against South Oxfordshire District Council's decision to refuse the above planning application.

As this appeal is proceeding under the **Householder Appeals Service**, there is no opportunity for you to submit comments. However, we have forwarded all the representations made to use on the application to the Planning Inspectorate and the appellant. These will be considered by the Inspector when determining the appeal.

If you wish to withdraw any representations you made on the application, must make this request to the Planning Inspectorate by **7th March 2019**. You can do this online at <https://acp.planninginspectorate.gov.uk>. If you do not have access to the internet, you can write (quoting the appeal reference) to:

Jade McNamara
The Planning Inspectorate
Room
Temple Quay House

2 The Square
Bristol
BS1 6PN

The appeal documents can be inspected online at <https://acp.planninginspectorate.gov.uk> or at 135 Eastern Avenue, Milton Park, Abingdon, OX14 4SB between 8.30am - 5.00pm Monday to Thursday and 8.30am to 4.30pm on Friday.

The Planning Inspectorate aims to deal with appeals following this procedure within 8 weeks of the appeal start date. When made, the decision will be published online at <https://acp.planninginspectorate.gov.uk>.

Yours faithfully



Registration Officer

Planning Services

HEAD OF SERVICE: Adrian Duffield



Listening Learning Leading

Henley on Thames Town Council
Council Offices
Town Hall
Market Place
Henley on Thames
RG9 2AQ

CONTACT OFFICER: **Matt Gulliford**
planning@southoxon.gov.uk
Tel: 01235 422600

135 Eastern Avenue, Milton Park, Abingdon,
OX14 4SB 19S01

RECORDED DELIVERY

RECEIVED 30 JAN 2019

30 January 2019

Dear Sirs

**TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (TREE PRESERVATION)(ENGLAND)
REGULATIONS 2012
SOUTH OXFORDSHIRE DISTRICT COUNCIL (HARPSDEN AREA)
TREE PRESERVATION ORDER NO. 19S01**

I am writing to advise you that the council has recently considered the preservation of some trees at Tree Tops House, Gillotts Lane, Henley on Thames, RG9 1PT, as it is of the view that the trees have significant amenity value. As a result it has been decided to protect the trees by means of the above tree preservation order which came into force on 30 January 2019, and in accordance with the Town and Country Planning (Tree Preservation)(England) Regulations 2012, I enclose a copy of the order and statutory notice in respect of the order.

You will see from the statutory notice that you can make an objection, express support or make other representations to the order. Such representations should be made in writing to the council at the above address, within a period of 28 days from the date of this letter and representations should be in accordance with Regulation 6 of the above regulations, as detailed in Part 2, Paragraph 6 (copy enclosed).

The making or confirmation of a tree preservation order will not prevent you from making an application to carry out works to a tree covered by this order. Any such application should be made to the council's tree team who can be contacted by email forestry@southoxon.gov.uk or telephone 01235 422600.

The application forms and guidance information is available on the council's website at www.southoxon.gov.uk/forestry .

Any objections to the order will be considered by the Chair of the Planning Committee. Objectors will be notified once the objections have been considered and a decision has been made.

In the event that no objections are received within the period stated in the Notice, a decision upon whether or not to confirm the order will be made within six months of the date of this letter, and you will be notified once this decision has been made.

Yours Faithfully,



Matt Gulliford
Forestry Officer

To:

Henley on Thames Town Council
Council Offices
Town Hall
Market Place
Henley on Thames
RG9 2AQ

IMPORTANT THIS COMMUNICATION MAY AFFECT YOUR PROPERTY

**TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (TREE PRESERVATION)(ENGLAND)
REGULATIONS 2012
TREE PRESERVATION ORDER: 19S01 AREA No. HARPSDEN
SOUTH OXFORDSHIRE DISTRICT COUNCIL**

THIS IS A FORMAL NOTICE to let you know that on 30 January 2019 the Council made the above tree preservation order.

A copy of the order is enclosed. It prohibits anyone from cutting down, topping or lopping any of the trees described in Schedule 1 to the order and shown on the enclosed map without the Council's consent.

The Council have made the order for the following reasons:

The trees that are the subject of the Order appear to be of good health and are capable of standing for a number of years.

The South Oxfordshire Local Plan 2011 recognises the contribution of trees as important landscape features and biodiversity resources within the District and commits the Council to preserving and retaining trees. These aims are embodied in Policies C9 and CON7, and CSEN1 of the Core Strategy adopted 2012. C9 states that, "Any development that would cause the loss of landscape features will not be permitted where those features make an important contribution to the local scene, and/or provide all or part of an important wildlife habitat and/or have important historical value".

The council's forestry team have become aware the property is likely to be subject to future development. Development that isn't designed to reflect the arboricultural constraints found on the site would lead to the foreseeable removal of the trees within the order. The trees form an important prominent feature of the landscape for all users of the adjacent highway / footpath, school and sports centre.

The Council considers the trees worthy of the Order so as to ensure their continued retention and protection against the threat of removal or damage.

The order took effect, on a provisional basis, on 30 January 2019. It will continue in force on this basis for a further 6 months or until the decision as to whether the order can be confirmed is taken by the Council, whichever is earlier.

A certified copy of the order and the map showing the trees protected can be inspected without charge at the Council Offices, 135 Eastern Avenue, Milton Park, Abingdon, OX14 4SB between the hours of 8.30am and 4.30pm Monday to Friday. To avoid delays we advise that you contact the council using the contact details on the attached covering letter to arrange your visit.

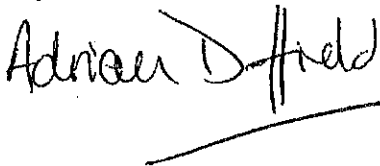
The Council will consider whether the order should be confirmed, that is to say, whether it should take effect formally. Before this decision is made, people affected by the order have a right to make objections, express their support or make other representations about any of the trees, groups of trees or woodlands covered by the order.

If you would like to make any objections or other comments, these must be received in writing by **27 February 2019**. Your comments must comply with Regulation 6 which can be found at Part 2, para. 6 of the Town and Country Planning (Tree Preservation)(England) Regulations 2012, a copy of which is enclosed, and should be sent to the Planning Department, South Oxfordshire District Council, 135 Eastern Avenue, Milton Park, Abingdon, OX14 4SB. All valid objections or representations will be considered before a decision on whether to confirm the order is made.

The Council will write to you again when that decision has been made. In the meantime, if you would like any further information or have any questions about this letter, please contact the Tree Officer, Matt Gulliford, telephone 01235 422600.

Dated: 30 January 2019

Signed:

A handwritten signature in black ink, appearing to read 'Adrian D. Field', with a horizontal line underneath.

On behalf of South Oxfordshire District Council
135 Eastern Avenue, Milton Park, Abingdon, OX14 4SB

Attached

Tree Preservation Order

Town and Country Planning Act 1990

Reference Number: 19S01

The South Oxfordshire District Council, in exercise of the powers conferred on them by section 198 of the Town and Country Planning Act 1990 make the following Order

Citation

1. This Order may be cited as 19S01

Interpretation

- 2.—(1) In this Order “the authority” means the South Oxfordshire District Council
- (2) In this Order any reference to a numbered section is a reference to the section so numbered in the Town and Country Planning Act 1990 and any reference to a numbered regulation is a reference to the regulation so numbered in the Town and Country Planning (Tree Preservation) (England) Regulations 2012.

Effect

- 3.—(1) Subject to article 4, this Order takes effect provisionally on the date on which it is made.
- (2) Without prejudice to subsection (7) of section 198 (power to make tree preservation orders) or subsection (1) of section 200 (tree preservation orders: Forestry Commissioners) and, subject to the exceptions in regulation 14, no person shall—
 - (a) cut down, top, lop, uproot, wilfully damage, or wilfully destroy; or
 - (b) cause or permit the cutting down, topping, lopping, wilful damage or wilful destruction of,

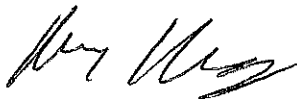
any tree specified in the Schedule to this Order except with the written consent of the authority in accordance with regulations 16 and 17, or of the Secretary of State in accordance with regulation 23, and, where such consent is given subject to conditions, in accordance with those conditions.

Application to trees to be planted pursuant to a condition

4. In relation to any tree identified in the first column of the Schedule by the letter “C”, being a tree to be planted pursuant to a condition imposed under paragraph (a) of section 197 (planning permission to include appropriate provision for preservation and planting of trees), this Order takes effect as from the time when the tree is planted.

Dated this thirtieth day of January 2019

Signed on behalf of the South Oxfordshire District Council



.....

Authorised by the Council to sign in that behalf

SCHEDULE

Specification of trees

Trees specified individually (encircled in black on the map)

| <i>Reference on map</i> | <i>Description</i> | <i>Situation</i> |
|-------------------------|--------------------|---|
| T1 | Oak | Located on the south western boundary of land associated with Tree Tops House Gillotts Lane, HENLEY-ON-THAMES, RG9 1PT, as shown on the accompanying plan at grid reference: SU 7475 8111 |
| T2 | Oak | Located on the southern boundary of land associated with Tree Tops House Gillotts Lane, HENLEY-ON-THAMES, RG9 1PT, as shown on the accompanying plan at grid reference: SU 7479 8111 |
| T3 | Ash | Located on the southern boundary of land associated with Tree Tops House Gillotts Lane, HENLEY-ON-THAMES, RG9 1PT, as shown on the accompanying plan at grid reference: SU 7482 8111 |
| T4 | Oak | Located on the south eastern boundary of land associated with Tree Tops House Gillotts Lane, HENLEY-ON-THAMES, RG9 1PT, as shown on the accompanying plan at grid reference: SU 7488 8112 |
| T5 | Pine | Located on the eastern boundary of land associated with Tree Tops House Gillotts Lane, HENLEY-ON-THAMES, RG9 1PT adjacent to the highway, as shown on the accompanying plan at grid reference: SU 7487 8114 |

Groups of trees

(within a broken black line on the map)

| <i>Reference on map</i> | <i>Description</i> | <i>Situation</i> |
|-------------------------|---------------------------|---|
| G1 | Pine x 38 Holm Oak x 2 | Located in a north south line directly due west of Tree Tops House Gillotts Lane, HENLEY-ON-THAMES, RG9 1PT adjacent to the highway, as shown on the accompanying plan at grid reference: SU 7476 8116 |
| GT2 | Oak x 2 Ash x 1 | Located on the eastern boundary of land associated with Tree Tops House Gillotts Lane, HENLEY-ON-THAMES, RG9 1PT adjacent to the highway, as shown on the accompanying plan at grid reference: SU 7486 8116 |
| G3 | Pine x 2 | Located on the eastern boundary of land associated with Tree Tops House Gillotts Lane, HENLEY-ON-THAMES, RG9 1PT due south of the site access drive leading from the adjacent to the highway, as shown on the accompanying plan at grid reference: SU 7483 8119 |
| G4 | Robinia x 2 | Located due east of Tree Tops House Gillotts Lane, HENLEY-ON-THAMES, RG9 1PT on the southern side of the driveway, as shown on the accompanying plan at grid reference: SU 7481 8119 |

Trees specified by reference to an area

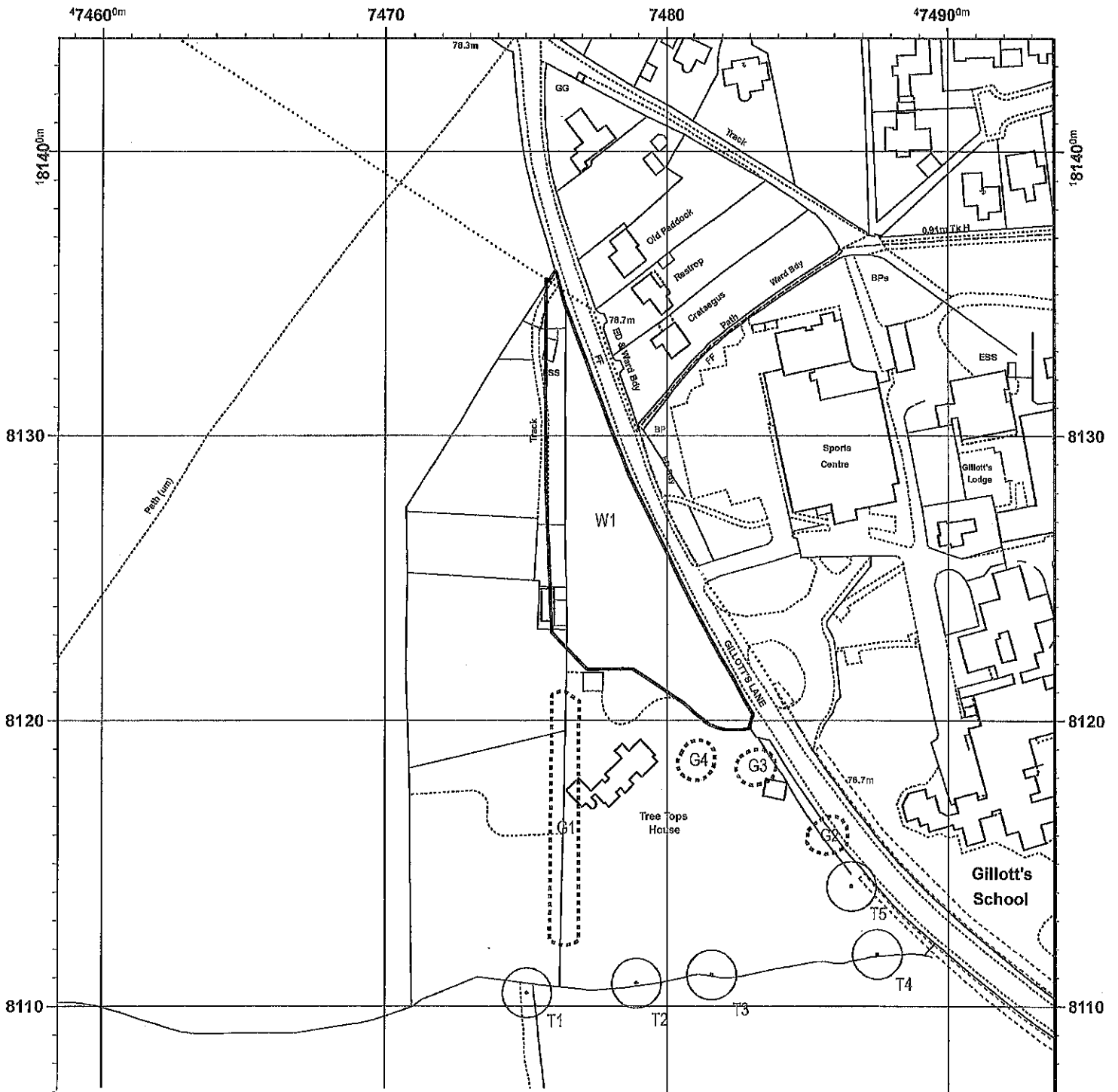
(within a dotted black line on the map)

| <i>Reference on map</i> | <i>Description</i> | <i>Situation</i> |
|-------------------------|--------------------|------------------|
| None | | |

Woodlands

(within a continuous black line on the map)

| <i>Reference on map</i> | <i>Description</i> | <i>Situation</i> |
|-------------------------|----------------------|--|
| W1 | Mix species woodland | Located in the northern section of the triangle plot of land adjacent to Gillet's Lane associated with Tree Tops House Gillotts Lane, HENLEY-ON-THAMES, RG9 1PT, as shown on the accompanying plan at grid reference: SU 7478 8127 |



Signed on behalf of South Oxfordshire District Council

Authorised by the Council to sign in that behalf



Listening Learning Leading



South Oxfordshire District Council
Harpsden Area

Tree Preservation Order No.01/2019

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Regulation 6 of the Town and Country Planning (Tree Preservation)(England) Regulations 2012

6.—(1) Subject to paragraph (2), objections and representations—

(a) shall be made in writing and—

(i) delivered to the authority not later than the date specified by them under regulation 5(2)(c); or

(ii) sent to the authority in a properly addressed and pre-paid letter posted at such time that, in the ordinary course of post, it would be delivered to them not later than that date;

(b) shall specify the particular trees, groups of trees or woodlands (as the case may be) in respect of which such objections and representations are made; and

(c) in the case of an objection, shall state the reasons for the objection.

(2) The authority may treat as duly made objections and representations which do not comply with the requirements of paragraph (1) if, in the particular case, they are satisfied that compliance with those requirements could not reasonably have been expected.

**PROGRESS REPORT –
PLANNING COMMITTEE
26 February 2019**

| Minute Number and date | Subject | Progress |
|--|--|--|
| 65 07.08.18 92 28.08.18 128 09.10.18 159 20.11.18 176 11.12.18 | Report on traffic schemes for Greys Road/Gravel Hill/Marlow Road | Councillor Gawrysiak to meet with OCC officers in early 2019 to discuss. OCC have been reminded that consultation should only commence following contact with the Council. |
| 177 13.03.18 156 30.01.18 128 09.10.18 159 20.11.18 | Residents parking – Northfield End | The Committee is to investigate the cost of consultancy for progressing residents parking further. |
| 127 09.10.18 159 20.11.18 | District councillors on SODC planning committee | 30.10.18 - A letter has been sent requesting that a local Councillor can sit and debate at both local and district meetings. The earliest opportunity for looking at a constitution change to address is May 2019. |
| 108 18.09.18 | Traffic Matters | Inclusion in Planning Committee Agenda to be reviewed in May 2019 |