

Present: Councillor D Hinke, Chairman
Councillor M Akehurst, Vice Chairman,
Councillor D Clenshaw
Councillor Miss L Hillier
Councillor D Silvester
Councillor S Gawrysiak, Mayor (ex-officio).

In Attendance: Ms J Brazil – Committee Administrator / Minute Taker

Also Present: 1 Member of the Press
1 Member of the Public

75. **APOLOGIES**

Apologies for absence were received from Councillors Mrs E Hodgkin,
Miss S Evans and Ms L Meachin.

76. **DECLARATIONS OF INTEREST**

The following declaration of interest was received: - *Councillor Miss L Hillier*
P13/S2888/HH – Costa Coffee, 25 Duke Street – Pecuniary interest.

77. **PUBLIC PARTICIPATION**

None

78. **MINUTES**

The Minutes of the Meeting of the Planning Committee held on 13 September
2013 were approved and signed as a true record by the Chairman,
Councillor D Hinke.

79. **PLANS (amended)**
P13/S1911/A

Waitrose Ltd, 33 Bell Street (Other – North Ward –
JB, EH)
Display of four illuminated sets of green 'Waitrose' lettering
on the building and other signs (as clarified by email from
Agent dated 18.09.13).

For: Mr J Lewis, John Lewis Group

HTC Observation:

02.07.13 - Recommend Approval.

OBSERVATION:

Reiterate previous views. Recommend Approval.

80. **PLANS (new)**
P13/S2181/FUL

74 St Marks Road (Minor – South Ward – JW, WH)
Replacement of 1 side facing ground floor window.
For: Mr J Bowater

OBSERVATION:

**Recommend Approval. The Committee
appreciated the use of traditional, natural wooden
materials.**

- P13/S2406/HH** **35 Harpsden** (Other – South Ward – JW, WH)
Proposed refurbishment of existing windows.
For: Miss H Cahill
- OBSERVATION:** **Recommend Approval.**
- P13/S2657/FUL** **Rotherfield House, 7 Fairmile** (Minor – North Ward – JB, EH)
Variation of condition 3 of planning permission P13/S0108/FUL, to amend the garage doors from dark brown paint to white.
For: Mr G Pattie
- OBSERVATION:** **Recommend Approval.**
- P13/S2690/HH** **7 Albert Road** (Other – South Ward – JW, WH)
Part demolition of existing rear extension and erection of new single storey rear extension.
For: Mr H Bailhace-Webb
- OBSERVATION:** **Recommend Approval. The Committee noted the proximity of the boundary wall to the neighbouring property.**
- P13/S2735/FUL** **Adam House, 71 Bell Street** (Other – North Ward – JB, EH)
Change of use for the ground and first floor from B1 Business to C3 Dwelling house, to return the building back into a dwelling.
For: Miss C Hault
- OBSERVATION:** **Recommend Approval. The return of a property to a Dwelling House was appreciated by the Committee.**
- P13/S2740/HH** **22 Haywards Close** (Other – North Ward – JB, EH)
Convert the double garage into a play/utility room with shower and W/C. Replace the double garage door with 3 windows and brickwork (similar to 17 Haywards Close).
For: Mr J Drummond
- OBSERVATION:** **Recommend Approval. This proposal would fit in well with the existing street scene.**
- P13/S2809/FUL** **Unit 1, Centenary Business Park, Station Road**
(Other – South Ward – JW, WH)
Change of use from storage to kitchen / shower room / store / distribution and new sign to front.
For: Mr McGinty
- OBSERVATION:** **Recommend Approval. The unit will extensively stay the same.**

P13/S2846/HH **3 Newtown Gardens** (Other – South Ward –JW, WH)
Proposed pitched roof over existing garage to form
first floor storage area.

For: Mr R Smith

OBSERVATION: **Recommend Approval. This application will
improve the look of the property.**

P13/S2869/A **38 Market Place** (Other – North Ward – JB, EH)
Retention of fixed hanging sign.

For: Mr N Murrey

OBSERVATION: **Recommend Refusal. The Committee agrees with
the comments of the Henley Society and
recommends the sign should conform with the
advice of the Traditional Shop Guide, pp. 17-18.
The SODC Environment Protection Team has also
requested more information to be supplied before
permission is considered.**

P13/S2887/HH **Weir Croft, Mill Lane** (Other – South Ward –JW, WH)
Erection of a glazed link between the existing dwelling
and annex.

For: Mr B Slay

OBSERVATION: **Recommend Approval. The property lays in a
secluded spot and the development would not
impinge on any neighbouring properties.**

8.00pm Councillor Miss L Hiller having previously declared a pecuniary interest in the following application left the Chamber.

P13/S2888/FUL **Costa Coffee, 25 Duke Street** (Minor – North Ward –
JB, EH)

Proposed external table and chair area for use by
coffee shop owners.

For: Coffee Snobs Ltd

OBSERVATION: **Recommend Refusal. The pollution levels on
Duke Street are detrimental to this proposal.
The Street furniture is already in situ. SODC
Planning Enforcement have been made aware of
the situation and are dealing with the Applicant.
The Committee voted unanimously to reject this
proposal as the pavement is not wide enough for
tables and chairs.**

8.02pm Councillor Miss L Hiller rejoined the meeting.

- P13/S2901/A** **1 Market Place** (Other – North Ward – JB, EH)
Proposed 3 x non-illuminated timber hand painted fascia signs and a hand painted timber hanging sign.
For: Miss A Foster / Joules Ltd
- OBSERVATION:** **Recommend Approval. This proposal is in keeping with the Conservation Area and Shop Front Guide.**
- P13/S2923/LB** **1 Market Place** (Other – North Ward – JB, EH)
Proposed 3 x non-illuminated timber hand painted fascia signs and a hand painted timber hanging sign.
For: Miss A Foster / Joules Ltd
- OBSERVATION:** **Recommend Approval. This proposal is in keeping with the Conservation Area and Shop Front Guide.**
- P13/S2902/HH** **16 Park Road** (Other – South Ward – JW, WH)
Erection of single storey rear extension.
For: Ms D Yarrow
- OBSERVATION:** **Recommend Approval.**
- P13/S2968/HH** **Pegasus cottage, Goodall Close** (Other – South Ward – JW, WH)
Extensions and alterations to house including raising two side roofs.
For: Mrs J Newman
- OBSERVATION:** **Recommend Refusal. Over development of the site, detrimental to the Street scene and the overall bulk would impact on neighbouring properties.**
- P13/S2973/HH** **Hope Chapel, Gravel Hill** (Other – North Ward – JB, EH)
Proposed first floor side extension, ground floor rear extension, proposed dormers and velux windows for loft conversion, erection of garden store and reconstruction of front courtyard wall.
For: Mr & Mrs A Anderson
- OBSERVATION:** **Recommend Approval.**
- P13/S2827/LDP** **22 Manor Road** (LDP -South Ward – JW, WH)
Application for Certificate of lawfulness for a proposed garage conversion.
For: Mr Les Milne
- OBSERVATION:** **The Committee noted the request for Lawful Development.**

81. OBJECTIONS / CALL IN APPLICATIONS

The Committee considered which Councillor should speak at the South Oxfordshire District Council's (SODC) Planning meeting in the event of an objection and it was **RESOLVED**

that Councillor M Akehurst represents the Town Council at the SODC planning meeting and speaks on the Council's behalf against application **P13/S2888/FUL - Costa Coffee, 25 Duke Street.**

82. NOTIFICATION OF ENVIRONMENTAL IMPACT ASSESSMENT SCREENING OPINION

The Committee noted the request for an Environmental Impact Assessment Screening Opinion for Phyllis Court, Henley on Thames. Application reference: **P13/S2936/SCR**

83. LL.0135/13 REPLACEMENT OF LOCAL LIST OF INFORMATION REQUIREMENTS

The Committee discussed the email regarding the Replacement of the Local List of Information request by Oxfordshire District Council and made the following observations:

- That the location and site plans must include all relevant road names. This is currently a very weak part of planning submissions.
- Air Quality be a major factor when deciding on consultees.
- Unstable Land and contamination assessment records to be updated by using local Parish knowledge.

It was agreed that Councillors will make individual comments via the web link supplied or via email to planning@oxfordshire.gov.uk

84. DECISION NOTICES

The Committee noted the Decision Notices received from SODC.

The meeting closed at 8.22pm

jb

Chairman