

# **WEST AREA PLANNING COMMITTEE**

**Tuesday 18 March 2014**

**COUNCILLORS PRESENT:** Councillors Van Nooijen (Chair), Canning, Price, Tanner, Goddard, Kennedy and Williams.

**OFFICERS PRESENT:** Murray Hancock (City Development), Michael Crofton-Briggs (Head of City Development), Michael Morgan (Law and Governance) and Sarah Claridge (Trainee Democratic and Electoral Services Officer)

## **107. APOLOGIES FOR ABSENCE AND SUBSTITUTIONS**

Apologies for absence were received from Councillor Benjamin (substitute Councillor Williams), Councillor Cook (substitute Councillor Kennedy), Councillor Gotch (substitute Councillor Goddard), Cllr Clack and Cllr Jones.

## **108. DECLARATIONS OF INTEREST**

There were no declarations of interest.

## **109. SUMMER FIELD SCHOOL, MAYFIELD ROAD: 13/03393/FUL**

The Head of City Development submitted a report (previously circulated now appended) which detailed a planning application to erect a two storey pavilion to provide additional changing facilities and a multi-function room incorporating a balcony with terraced area at first floor level.

The Committee resolved to APPROVE the planning application subject to the following conditions:

- 1 Development begun within time limit
- 2 Develop in accordance with approved plans
- 3 Materials as specified
- 4 SUDS
- 5 Archaeology – evaluation - prehistoric and Anglo-Saxon.

## **110. 9 PLOUGH LANE: 14/00181/FUL**

The Head of City Development submitted a report (previously circulated now appended) which detailed a planning application to erect a two storey building to provide 1 x 3-bed dwelling and 2 x 2-bed flats. Provision of car parking, bin and cycle storage and private amenity space.

The Committee resolved to APPROVE the planning application subject to the following conditions

- 1 Development begun within time limit
- 2 Develop in accordance with approved plans

- 3 Remove Permitted Development
- 4 Materials
- 5 Landscape plan required
- 6 Landscape carried out after completion
- 7 Boundaries
- 8 Visibility splay
- 9 Cycles
- 10 Refuse storage
- 11 Sustainability
- 12 Parking area
- 13 Additional windows
- 14 Obscure glazing

#### **111. 5 FARNDON ROAD: 13/03355/FUL**

The Head of City Development submitted a report (previously circulated now appended) which detailed a planning application to erect a single storey side extension and extensions at basement level.

In accordance with the criteria for public speaking, the Committee noted that Sos Eltis and Mark Haddon (on behalf of neighbours) spoke against the application and Craig Buskinshaw (applicant), James Roach (architect) and Henry Venners (agent) spoke in favour of it.

The Committee resolved to REFUSE the planning application for the following reasons:

The proposal does not accord with policy HE7 of the Oxford Local Plan 2001-2016, as the 'saw tooth' side extension's roof line and materials do not bear any relationship to the architectural style of the surrounding area - whilst the loss of the trees on the site would have a detrimental effect on the whole area. With these considerations in mind, the proposal does not preserve or enhance the special character or appearance of the North Oxford Conservation Area.

The form, layout and density of the scheme are over bearing and do not respond appropriately to the local townscape. The proposal therefore does not meet the requirements set by policies CP1, CS18 or HP9 of the Oxford Local Plan 2001-2016, Core Strategy and Sites and Housing Plan respectively.

#### **112. PLANNING SERVICES IMPROVEMENT PLAN**

The Head of City Development submitted a report (previously circulated now appended) on the Planning Services Improvement Plan which flowed from the Roger Dudman Way Review.

At the Council meeting on 3 February 2014, a question presented to Council by a member of the public was referred to the West Area Planning Committee for consideration. The questions asked that Council review the methods it uses to consult the public on planning applications. Officers felt it was appropriate that this question be added as an action in the planning services improvement plan.

The Committee resolved to NOTE the report and requested that a standing report on progress made on the action plan (including the additional action) be reported to both Area Committees every 3 month.

#### **113. PLANNING APPEALS**

The Committee resolved to NOTE the report on planning appeals received and determined during January 2013

#### **114. MINUTES**

The Committee resolved to APPROVE the minutes of the meeting held on 11 February 2013 as a true and accurate record.

#### **115. FORTHCOMING APPLICATIONS**

The Committee resolved to NOTE the list of forthcoming applications.

#### **116. DATE OF NEXT MEETING**

The Committee noted that the next meeting would be held on Tuesday 8 April 2014.

**The meeting started at 6.30 pm and ended at 7.35 pm**

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