



**Kennington Parish Council  
Oxfordshire**

**Minutes of the online Planning Committee meeting  
held on 8 December 2020 at 7:30 pm**

**Present:** Cllr. Feather   Cllr. Gelder   Cllr. Ms. Jempson   Cllr. Mrs. New   Cllr. Patterson  
Cllr. Smith

**In attendance:** Rachel Brown (Clerk)

**1. APOLOGIES** – Cllr. Charlett

**2. DECLARATIONS OF DISCLOSABLE PECUNIARY INTERESTS** – None

**3. MINUTES OF THE LAST MEETING**

Minutes of the meeting on 17 November 2020 were agreed as a true record and will be signed at the next available opportunity.

**4. PLANNING APPLICATIONS**

The following application was considered:

**4.1** Reference No. P20/V2954/HH

Address: 12 Ross Court, Kennington

Proposed: Loft conversion with a dormer window

Applicant: Mr & Mrs M Herring

**No objections** proposed by Cllr. Patterson seconded by Cllr. Smith and agreed unanimously.

*The following comments were sent to the District Council:*

Kennington Parish Council has no objections to this application, but it was noted that there is an error on drawing no. 20293.2, as the dormer is shown on the existing side elevation.

**4.2** Reference No. P20/V2863/HH

Address: 21 Forest Side, Kennington

Proposed: Two no. single storey rear extensions.

Applicant: Mrs Becky Quinell

**No objections** proposed by Cllr. Smith seconded by Cllr. Gelder and agreed unanimously.

*The following comments were sent to the District Council:*

No comments

**4.3** Reference No. P20/V2871/HH

Address: Bagley Hollow, The Avenue, Kennington

Proposed: Single-storey extension to rear of dwelling

Applicant: Mr and Mrs Richard Hall

**No objections** proposed by Cllr. Smith seconded by Cllr. Patterson and agreed unanimously.

*The following comments were sent to the District Council:*

No comments

**5. PLANNING APPLICATION AMENDMENTS**

The committee considered the following planning application amendments:

**5.1** Reference No. P20/V2486/HH

Address: 153 Upper Road, Kennington

Proposed: Two storey rear and first floor extensions. (Tree report received 16 November 2020) (Amended plans received 25 November 2020- Reducing height and size of two storey extension)

Applicant: Mr G Policelli

**No objections** proposed by Cllr. Gelder seconded by Cllr. Smith and agreed unanimously.

*The following comments were sent to the District Council:*

Kennington Parish Council supports the Highways Officer's and Forestry Team's comments and request for a landscaping condition.

**5.2** Reference No. P20/V2096/HH

Address: 43 Sandford Lane, Kennington

Proposed: To supply & fit 3 metre high fencing & gates to the full perimeter of the property (as amended by drawings received 27 November 2020)

Applicant: Hilldale Housing Association

**Objections** proposed by Cllr. Patterson seconded by Cllr. Ms. Jempson and agreed unanimously.

*The following comments were sent to the District Council:*

Kennington Parish Council reiterates its objection to this application, as the proposed fence would look out of character for the area and would have a detrimental impact on the surrounding neighbourhood. The change of the design of the fence does nothing to ameliorate the council's concerns.

## **6. CERTIFICATES OF LAWFUL DEVELOPMENT**

The committee considered the following request for a certificate of lawful development:

**6.1** Reference No. P20/V2793/LDE

Address: 105 Poplar Grove, Kennington

Proposed: Certificate of lawfulness for amendments to approved planning application P17/V2157/FUL for continued use of original/existing kitchen as a kitchen rather than being removed when new kitchen created. Opening at rear of existing house not carried out and addition of a shower in cloak room.

Applicant: Mr Fredi Proko

**Objections** proposed by Cllr. Patterson seconded by Cllr. Gelder and agreed unanimously.

*The following comments were sent to the District Council:*

Kennington Parish Council objects to this request for a Certificate of Lawful Development, as the applicant has not adequately demonstrated that the building has been in use as two dwellings for over four years. On the application form, the applicant states that the building has been used in its current state since 15/11/2017. The applicant needs to provide sufficient proof that the property has been in use as two dwellings for over four years, for example, two sets of council tax bills.

## **7. PLANNING APPLICATIONS GRANTED**

The committee noted that the following planning applications have been granted:

**7.1** Reference No. P20/V2308/HH

Address: 99 Bagley Close, Kennington

Proposed: Single storey rear extension

**7.2** Reference No. P20/V2351/HH

Address: 6 Liddiard Close, Kennington

Proposed: Rear single storey extension.

**7.3** Reference No. P20/V2090/O

Address: Westwood Country Hotel, Hinksey Hill, Oxford

Proposed: Demolition of hotel and redevelopment of five dwellings and associated works. (Amended drawing and information received 30 October 2020)

## **8. CERTIFICATE OF LAWFUL DEVELOPMENT APPROVED**

The committee noted that the following certificate of lawful development has been agreed:

**8.1** Reference No. P20/V2548/LDP

Address: 9 Fairways, Kennington  
Proposed: Formation of habitable room in loft space

**9. WITHDRAWN PLANNING APPLICATIONS**

The committee noted that the following planning application has been withdrawn:

**9.1** Reference No. P20/V2767/LDP

Address: 58 Bagley Close, Kennington

Proposed: A loft conversion with the building-up of the original side gable wall, a flat roof dormer extension to rear and the insertion of 3no. new rooflights to front roof slope. The demolition of the existing conservatory and replacement with a new single storey extension on a similar footprint with a lean-to pitched roof. Alterations to window on the ground floor side and rear elevations

**10. CLERK'S REPORT**

None

**Next planned meeting on** Tuesday 29 December 2020 at 7:30pm

**Meeting closed at 8:01 pm**

**Signed** ..... **Dated** .....