



Carterton Town Council

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12 February 2026

Chair: Cllr S Watson
Vice Chair: Cllr K Wood
Members: Cllr R Crapper, Cllr K Godwin, Cllr J Guest, Cllr C Lincoln, Cllr M McBride, Cllr L Wood

You are hereby summoned to attend a meeting of the **PLANNING COMMITTEE** to be held on **Tuesday 17 February 2026 at 6.15pm** at the Town Hall.

Simon Garwood
Chief Officer/Town Clerk

AGENDA

- 1 APOLOGIES**
Committee to receive apologies.
- 2 DECLARATIONS OF INTEREST and DISPENSATIONS**
With reference to items on the agenda, Members are reminded of their responsibility to declare interests and to update their Register of Interest as required.
- 3 PUBLIC PARTICIPATION**
Members of the public are invited to speak on issues relating to items on this agenda. The period of time designated for public participation in accordance with Standing Orders 3(e) and (f) shall not exceed 15 minutes, maximum of three minutes per person, under the direction of the Chair.
- 4 PLANNING APPLICATION 25/02324/OUT – SUNSET VIEW, UPAVON WAY**
Developer to give a short presentation prior to consideration of this application at Item 7.
- 5 MINUTES OF THE PREVIOUS MEETING**
To approve and sign the minutes of the Planning Committee meeting held on 20 January 2026.
- 6 RESULTS OF PREVIOUS PLANNING MATTERS**
To note the results of previous planning matters.
- 7 PLANNING AND LICENCING APPLICATIONS**
To consider and decide upon responses to applications received. Members to decide whether their stance is SUPPORT/OBJECT/NEUTRAL and to give reasons or comments as appropriate.
- 8 DATE OF NEXT MEETING**
To note the date of the next meeting - Tuesday 17 March 2026.

AGENDA ITEM 4 – MINUTES OF THE PREVIOUS MEETING



Carterton Town Council

DRAFT

**A meeting of the PLANNING COMMITTEE was held on
20 January 2026 at 6.30pm at Carterton Town Hall and was attended by the following:**

Chair: Cllr S Watson
Vice Chair: Cllr K Wood

Members: Cllr R Crapper, Cllr K Godwin, Cllr J Guest, Cllr C Lincoln,
Cllr M McBride, Cllr L Wood

Officers: Mrs C Evans (Deputy Clerk/RFO)

In Attendance: 7 members of the public were present
(This included Cllr N Leverton and Cllr M Mead, and
Cllr N King who joined the meeting at the start of Item 5)

ITEM	MINUTE	VOTE / ACTION
P46/25-26/1	APOLOGIES	
	There were none.	
P47/25-26/2	DECLARATIONS OF INTEREST AND DISPENSATIONS	
	With reference to items on the agenda Members are reminded of their responsibility to declare interests and to update their Register of Interests accordingly. There were none.	
P48/25-26/3	PUBLIC PARTICIPATION	
	Members of the public are invited to speak on matters on this agenda. The period of time designated for public participation in accordance with Standing Orders shall not exceed 15 minutes, maximum three minutes per person, under the direction of the Chair. A resident from 4 Kingham Drive spoke about their planning application to build an annex for their elderly parents to use	

	<p>when they visit and the difficulty they had experienced with the process. They also have a retrospective application being discussed on the agenda this evening to replace the very old and dilapidated boundary fence with a new fence of the same height. The hedging had also been removed. They had consulted the District Council before they installed the fence.</p> <p>No other members of the public wished to speak.</p>	
P49/25-26/4	MINUTES OF THE PREVIOUS MEETING	
	<p>Committee to approve and sign the minutes of the Planning Committee meeting held on 9 December 2025.</p> <p>IT WAS RESOLVED that the minutes of the Planning Committee meeting held on 9 December 2025 be signed as a true and accurate record of the meeting.</p>	<p>Proposed: KW Seconded: CL All in favour</p>
P50/25-26/5	RESULTS OF PREVIOUS PLANNING APPLICATIONS	
	<p>Committee to note the following results of previous planning applications:</p> <p><u>9 Milestone Road</u> <u>24/03162/FUL (50/2024) and 25/00027/APPEAL (33/2025)</u> Conversion of existing seven bedroom 12-person house in multiple occupation (HMO) to a seven bedroom 14-person HMO, along with erection of single and two-storey extensions and associated bicycle and bin storage areas within rear garden (part-retrospective). APPEAL DISMISSED</p> <p><u>39 Scholars Acre 25/02492/HHD (40/2025)</u> Erection of single storey rear and side extensions to create additional living space and to enlarge and connect garage to the house. APPROVED</p>	<p>Noted</p>
P51/25-26/6	PLANNING AND LICENCING APPLICATIONS	
	<p>Committee to consider and decide upon responses to the following planning applications. Members to consider whether their stance is Support/Object/Neutral and any comments they wish to submit to WODC.</p> <p><u>34 Milestone Road 25/03000/HHD (45/2025)</u> Raising the height of the roof ridge of the dwelling to create a new first floor with addition of dormers. Erection of ground floor front infill extension and front porch. Erection of detached double garage to rear of property. Demolition of existing detached rear garage and front conservatory, and associated works.</p>	

	<p>IT WAS RESOLVED that Council respond to WODC in support of the application.</p> <p><u>Carton Lodge, Swinbrook Road 25/03071/HHD (46/2025)</u> Erection of a two-storey side extension and front porch, along with construction of a detached carport with first floor home office space.</p> <p>IT WAS RESOLVED that Council respond to WODC in support of the application.</p> <p><u>4 Kingham Drive 25/03109/HHD (47/2025)</u> Erection of boundary fencing (retrospective).</p> <p>There was some concern about the scale of the fence along the front of the property and whether it blocked the view on the highway. It was disappointing that the hedgerow had been removed and this changed the street scene as the other houses all have hedges, though it was noted that members of the public felt that the new fence without the overhanging hedging was an improvement.</p> <p>IT WAS RESOLVED that Council respond to WODC in support of the application.</p> <p><u>The Elms, 101 Shilton Road 25/03095/HHD (48/2025)</u> Erection of single storey rear extension to replace conservatory. Extension to detached garage to form gym, storage and ancillary accommodation above, including alterations to roof, and associated works.</p> <p>IT WAS RESOLVED that Council respond to WODC in support of the application.</p>	<p>Proposed: KW Seconded: RC All in favour</p> <p>Proposed: KW Seconded: RC All in favour</p> <p>Proposed: CL Seconded: LW 4 in Favour 4 Abstained</p> <p>Proposed: KW Seconded: CL All in favour</p>
P52/25-26/7	DATE OF NEXT MEETING	
	Tuesday 17 February 2025 at the Town Hall.	Noted

The meeting closed at 6.40 pm.

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AGENDA ITEM 6 - RESULTS OF PREVIOUS PLANNING MATTERS

<p>25/00487/OUT (06/2025)</p>	<p>Land (E) 428789 (E) 208512 Burford Road, Brize Norton (Kilkenny Farm) Outline planning application with all matters reserved except access for up to 350 dwellings (Use Class C3); land for local community use (Use Classes E and F2); detailed means of access from Burford Road; public open space; landscaping; service infrastructure and associated works on land to the south of Burford Road, Brize Norton. APPROVED subject to legal agreement</p>
<p>25/01852/FUL (30/2025)</p>	<p>44 Black Bourton Road Redevelopment of site, including demolition of existing workshops and erection of seven dwellings and associated ancillary development. REFUSED</p>
<p>25/02488/S73 (39/2025)</p>	<p>West Oxfordshire Business Park, Haddon Place Variation of condition 1 of planning permission 21/03882/S73 to allow changes to design of two office buildings to enable layout and use for alternative commercial uses. APPROVED</p>
<p>25/02719/HHD (41/2025)</p>	<p>134 Bracken Close Erection of a two-storey rear extension. REFUSED</p>
<p>25/02809/HHD (42/2025)</p>	<p>Corner House, 21 The Maples Erection of single storey rear extension and conversion of loft space with addition of rear dormer extension. Erection of flat porch roof to replace existing pitched porch roof, demolition of existing conservatory to rear, and associated works. APPROVED</p>
<p>25/03000/HHD (45/2025)</p>	<p>34 Milestone Road Raising the height of the roof ridge of the dwelling to create a new first floor with addition of dormers. Erection of ground floor front infill extension and front porch. Erection of detached double garage to rear of property. Demolition of existing detached rear garage and front conservatory, and associated works. APPROVED</p>
<p>25/03071/HHD (46/2025)</p>	<p>Carton Lodge, Swinbrook Road Erection of a two-storey side extension including front porch, along with construction of a detached carport with first floor home office space. APPROVED</p>

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AGENDA ITEM 7 - PLANNING AND LICENSING APPLICATIONS

25/02324/OUT (38/2025)	<p><u>Sunset View, Upavon Way</u> Outline planning application, together with associated access of Upavon Way (all other matters reserved), for up to 19 homes (use class C3) together with associated infrastructure, open space and landscaping (amended plans).</p> <p>At its meeting on 21 October 2025, the Planning Committee took a neutral stance and requested that the application be considered by the Lowlands Planning Committee. The main comments raised were:</p> <ul style="list-style-type: none">• As the area is protected grassland, measures should be put in place to protect the Shill Brook.• A clear boundary between the development and The Dell.• Car parking for properties 5, 11, 12 and 13 are not included on the plans.• Whilst we welcome the footpath connectivity to the Community College, it was noted that footpath connections from the site to Edith Moorhouse and St Joseph's primary schools had not been considered.• If the application is granted, Council feel that a crossing should be considered due to the busyness of Upavon Way.
26/00113/FUL (01/2026)	<p><u>19 Burford Road</u> Alterations to the existing building and construction of a one-bedroom flat within the roof.</p>
26/00268/HHD (02/2026)	<p><u>1 Hammett Place</u> Conversion of garage and construction of first floor extension above and new canopy over side entrance door.</p>

Please click on the planning application reference number highlighted in blue to view the applications directly on the WODC website.

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