

Planning & Highways Committee

18th February 2025

To: Members of the Planning & Highways Committee

Councillors A John (Chair), P Park (Vice Chair), G Choudhury, S Fateru, J Fuller, R Hailstone, R Ross and E Baker-Walker

To: All other Haydon Wick Parish Councillors.

Dear Members

You are invited to a meeting of Haydon Wick Parish Council's Planning & Highways Committee at **19:00** on Tuesday 25th February 2025 to be held at the Parish Council Offices, Thames Avenue, Haydon Wick, Swindon, SN25 1QQ.

Members are politely asked to forward any questions or queries relating to items on the agenda to the Chief Officer at least 48 hours prior to the meeting. Swindon Borough Council Ward Members, the public and press are also invited. Any questions for the public participation must be sent to clerk@haydonwick.gov.uk no later than 12.00pm on Monday 24th February 2025.

Yours sincerely,

Georgina Morgan-Denn

Georgina Morgan-Denn BA (Hons), FSLCC
Chief Officer/Clerk & RFO

AGENDA

1. **Apologies**
To receive and note.
2. **Declarations of Interest**
To receive any Declarations of Interest.
3. **Public Participation**
Public questions must be sent to clerk@haydonwick.gov.uk no later than 12.00pm on Monday 24th February 2025
4. **Chairman's Announcements (if any)**
5. **Minutes of the Previous Meeting**
To confirm as a true record the minutes of the meeting held on 26th November 2024 (attached).
6. **Chief Officer's Report**
To update on issues and actions since the last meeting that do not appear on the agenda. For information only.



7. Councillor Reports

To update on issues and actions since the last meeting that do not appear on the agenda. For information only.

8. Actions Arising From Previous Planning & Highways Meetings

To note actions arising from previous committee meetings (attached).

9. Planning Applications

9.1 12A Furlong Close, Erection of single storey rear extension
[S/HOU/25/0053](#) Haydon Wick,
 Swindon, SN25 1QP

Assigned To: Councillors E Baker-Walker and R Hailstone

9.2 McDonalds Erection of a McDonalds drive-through
[S/25/0127](#) restaurant, North restaurant, including access, car parking
 Swindon District and landscaping (Variation of condition no.3
 Centre SN25 4AN of S/12/1492 relating to opening hours).
 Removal of Condition 3 (opening hours)
 from planning application S/14/0023

Assigned To: All Councillors

9.3 14 Ramsthornd Erection of pergola and decking
[S/HOU/25/0130](#) Close, Woodhall (retrospective)
 Park, Swindon, SN2
 2TZ

Assigned To: Not Required to Comment

10. Grants, Refusals, Withdrawals, Lawful Developments and Prior Approvals

10.1 The Boundary Change of use of existing **GRANTED**
[S/23/0982](#) House, 1 The Street, pub (Use Class Sui Generis)
 Moredon, Swindon, to 4no. residential apartments
 SN25 3ER and development of 5no. new
 residential dwellings including
 associated parking and
 landscaping

HWPC Comments: No Objection - requested the following be considered in the Planning Officer's decision:

1. Ensure minimum space standards are complied with.
2. Protect the swift boxes – HWCP endorses the North Wiltshire Swifts comments.
3. Parking concerns - there are 26 planned bedrooms and only 18 parking spaces. HWPC endorses the Highway's Officer concerns that the ground-floor 'Television Rooms' within Plots 4, 5 and 6 may in practice become a fourth bedroom, leading to a demand for car parking that cannot be accommodated.
4. Preserve the exterior of the property. Although not listed it is a local historic asset, the Boundary House is an icon building. HWPC endorses the Archaeological Officer's report to monitor the intrusive works by qualified archaeologists and secured by a condition as worded by the officer.

10.2 45 Casterbridge Installation of a EV charging **REFUSED**
[S/HOU/24/1127](#) Road, Swindon, point, to cross the public
 SN25 1RD footpath

HWPC Comments: Objection. Council supports the Officer's objections.

10.3 17 Silbury Mews, Works to tree within **GRANTED**
[S/TPO/24/1212](#) Moredon, Swindon, BOSTPO-35-2010
 SN25 3HZ

HWPC Comments: Not Required To Comment

10.4 McDonalds Various internal and external **GRANTED**
[S/24/1228](#) Restaurant, North alterations to include



	Swindon District Centre, Abbey Meads, Swindon, SN25 4AN	changes to drive thru booths and external cladding	
HWPC Comments: Not Required To Comment			
10.5 <u>S/LDP/24/1251</u>	5 Cloudberry Road, Woodhall Park, Swindon, SN25 1SD	Certificate of Lawfulness (Proposed) for the change of use of existing dwelling to a Childrens Home (Class C2)	GRANTED
HWPC Comments: Not Required To Comment			
10.6 <u>S/HOU/24/1254</u>	170 Thames Avenue, Haydon Wick, Swindon, SN25 3QA	Erection of single storey side/rear extension	GRANTED
HWPC Comments: No Objection			
10.7 <u>S/HOU/24/1274</u>	12A Furlong Close, Haydon Wick, Swindon, SN25 1QP	Erection of a first floor side extension, and a part single-storey, part two-storey front extension	GRANTED
HWPC Comments: Objection - The proposed extension is dominant and out of scale with the host dwelling. Concerns over the parking requirements and raised a query regarding the number of the property, as visiting the dwelling there is no visible 12A on Furlong Close.			
10.8 <u>S/HOU/24/1320</u>	14 Pen Close, Swindon, SN25 3LW	Erection of a conservatory	GRANTED
HWPC Comments: No Objection			
10.9 <u>S/TPO/24/1352</u>	15 Rother Close, Haydon Wick, Swindon, SN25 3PZ	Works to tree within TPO 1970	GRANTED
HWPC: Not Required To Comment			
10.10 <u>S/HOU/24/1499</u>	7 Kennet Avenue, Haydon Wick, Swindon, SN25 3LQ	Erection of a single storey rear extension	GRANTED
HWPC Comments: No Objection			

11. HIGHWAYS MATTERS

To note the Highways works taking place across the parish:

- A) Carriageway Improvement Works – A4198 Thamesdown Drive (attached)
- B) Major Structure Maintenance on A419/A417 (attached)

12. Items for Next Agenda

To be sent to the Chief Officer in advance of the next meeting on 25th March 2025.

Members are reminded that the Council has a general duty to consider the following matters in the exercise of any of its functions: Equal Opportunities (age, disability, gender reassignment, pregnancy and maternity, race, religion or belief, sex and sexual orientation), Crime and Disorder, Health & Safety and Human Rights.

Recording including filming, audio recording, taking photographs, blogging, tweeting and using other social media websites is permitted at Council meetings which are open to the public – however, anyone wishing to do so must speak to the Clerk prior to the meeting as there are rules which must be followed.

Any person who may find difficulty accessing the meeting through disability is asked to advise the Clerk at least 24 hours before the meeting so that every effort may be made to provide access.