

The Parish Council of St. Helen Without

Minutes of the Parish Council Meeting held on Monday 4th July 2016 at 7.30pm
Shippon Church Hall

Present: Cllrs. M. Russell (in the Chair), G. Fitzgerald, M. Gilbert, C. Priestley, M. Page, C. Parkin, K. Houlden, V. Talbot

In attendance: Mr Derek Kelso (MOD), Anna Clarke (Clerk), Cllr C. Webber

1. Apologies for absence

Cllr R. Webber

2. Declarations of Personal or Personal and Prejudicial Interests

Cllr Parkin declared an interest in the Manor planning application

Cllr Talbot declared an interest in the renewal of windows at 62b Barrow Road

Cllr Parkin declared an interest in the insertion of a table on Faringdon Road

3. Matters raised by

a) members of the public

Simon Deakin, a resident of Honeybottom Lane attended the meeting. Mr Deakin addressed the PC to ask that a request be submitted to OCC for a review of the speed limit to reduce it from 40 to 30mph from the residential area to the Harley Davidson garage (approx 300m). There are approx 15-20 houses in the 40mph limit. Mr Deakin also expressed the need for pavement on the same stretch of road as it is very dangerous to walk to the bus stop in Wootton. It is also used by drivers as a rat run.

Mr Deakin stated that, as far as he is aware, this stretch of road is the only one in St Helen Without and Wootton that has a 40mph limit in a residential area. There is also limited street lighting, 2 dangerous bends and drivers using it as a short cut to compound the issue. The pick up for children going to Cokethorpe is also on that stretch of road.

Cllr Webber commented that it will be necessary to keep a record of any accidents and that it took Cllr R Webber years to get the limit changed between Drayton and Milton. Cllr Fitzgerald commented however, that the PC got a speed limit reduction on Long Tow and Cholswell without any record of accidents in a much shorter period of time.

Cllr Webber commented that in Marcham, S106 money is being used to build a footpath to the bus stop. There may potentially be some S106 money from the houses being built at the bottom of Wootton Road. Mr Deakin has spoken to other residents who are in agreement and will happily canvas interest.

The Clerk to contact Highways with regards to the speed limit and pavement and invite Mr Deakin to any site visits arranged. AC

It is assumed that the manufacturer would be able to alter the sign or if not, it could be moved to Gossards Ford to serve as a reminder of the 40 limit. It was agreed that VAS would be the most affective.

Derek Kelso to check if the land across from the residential area is MOD land. DK

b) Attending Councillors

Cllr Catherine Webber on behalf of Cllr Richard Webber

Traffic Calming

Cllr Webber reported Laura Hutchins-Payne's response to traffic calming on Barrow Road. There is concern as to whether there is Room for a roundabout given that this is a route used by HGVs who would need room to turn. This would need drawing on a CAD machine to confirm. Another option would be traffic calming on the Faringdon Road, with a table at the junction such that drivers would allow vehicles to exit Barrow Road. A third option would be to consider traffic lights at the junction, with a phase for pedestrians.

The Council can suggest junction improvement under a section 278 agreement as part of the Planning Process.

Grass Cutting

There have been a lot of complaints about overgrowth. The County will now do 1 cut a year and the Parish Council will have to pay for any others. Cllr Webber to ask Cllr Richard Webber to chase up the first cut. CW

The Clerk to follow up with County on the visibility splay on the Cholswell Road/Faringdon Junction as the overgrowth has made the site line become very dangerous. AC

All to send specifics to Clerk of any visibility splays that need attending to. ALL

The Parish Council of St. Helen Without

Cllr Webber passed on Cllr R Webber's thanks for SHW representation at the Forum.

District Report

Cllr Webber attended training for the new planning legislation. A Planning Officer, (Vale & SODC), will be visiting all PC's to discuss their new ways of working. One new policy will be that they will not allow things in planning that are not enforceable. The percentage for affordable housing is being reduced from 40 to 35%. Now, only 10% of applications will be allowed to go to appeal, (rolling over 2 years). If there are more, then the department will be put into special measures and they will be dealt with by the Inspector. Cllr Fitzgerald raised the concern that all the changes are being pushed through very quickly, to become effective from the 1st August. Cllr Webber suggested voicing the concerns with the Planning Dept.

The Clerk to book all Cllrs on the new legislation training and notify all of venues.

AC

Manor Preparatory School

Cllrs Webber met with the Head and Bursar at Manor School. The Manor were going to attend the PC meeting but decided not to when they realised that the PC had already submitted an objection to their planning application for expansion.

Cllr Webber read out Martin Deans response to Cllr Russell's questions regarding green belt policy. In summary, The National Planning Policy Framework (NPPF), made some relaxations of the policy that formally existed in terms of the categories of development that are allowed in the green belt in order to support economic growth. This means that extension of commercial buildings, or their replacement with larger commercial buildings, are now acceptable in green belt. A robust case in support of new development in the green belt, based on economic grounds, can amount to circumstances that outweigh green belt policy. This does not mean that the green belt has lost its significant level of protection in all cases, but it does mean that developments that would have previously failed the green belt test may no longer do so. Mr Deans acknowledged the issue of light from the tennis courts and confirmed that this is something that will be considered carefully. At the time of the meeting, it is not known when the application may go to committee.

Cllr Priestley commented that the new facilities would be for the school, not a community asset and that it would be far better to allow the PC and Public in to discussions at a much earlier stage to enable negotiation.

c) MOD

Mr Kelso received 2 letters with regards to alleged incidents of soldiers speeding through the village and being part of an accident where the blue light services were called. The Police would have run this through their system and reported back to the army if army personnel were involved but nothing came up. There is nothing coming up on the military system either. As a precaution, Mr Kelso has sent out a memo to all soldiers asking them to take due care.

Cllr Fitzgerald also followed up with the PCSO, who is going to do some speed checks in the village.

Mr Kelso reported concern about potential accidents on the corner of Cholswell and Old Faringdon Road and also Long Tow where the length of the grass means that cars are unable to see pedestrians.

Cllr Page questioned whether the army have grass cutting equipment suitable for the overgrown verges?

Mr Kelso responded that, if the PC made a request, he could forward it to the relevant department for consideration.

Mr Kelso passed on thanks from the Station Commander. In turn, Cllrs who attended the cocktail evening asked for thanks to be passed to Colonel Fish for the event.

Mr Kelso asked if the PC would consider funding towards the Dalton Barracks Youth Club? It has a qualified Youth and Community Worker who is planning a summer programme for both army and civilian children, including a trip to the Brecon Beacons. Mr Kelso to ask the Community Worker to put something together to advertise the youth club to the village. Cllr Russell confirmed that there was money in the budget for the club.

DK

Mr Kelso asked that, if military presence is required at any events, there is a 6 week lead time, so due notice is required.

4. Minutes of the Meeting held on 23rd May 2016

The minutes were agreed and signed by the Chair.

5. Matters arising from the Minutes

The Parish Council of St. Helen Without

a) Highways matters; Road Safety; Barrow Road and Cholswell Road

The Clerk obtained a quote from our insurance company for the cost of insuring a VAS costing £5,000 against loss or damage and was quoted £23.54 including Insurance Premium Tax (IPT) to be added to the current premium payable. Cllr Rusell has passed this information to Geoff Barrell. There was a unanimous vote to add it to our policy.

Cllr Russell commented that there is still £3.5K sitting with them that should be SHW PC money.

b) Transport including No 4 Bus

Usage has slipped a little. Cllr Fitzgerald has been putting adverts in the HIVE to try and encourage usage from the Barracks.

c) Hitch copse Cothill, Footpath Closures

The landowner has appeared open to the principle of the creation of a public footpath. Marcham have written to him and are awaiting a response.

d) Abingdon Town Council Neighbourhood Plan

Ongoing.

e) Overhanging Vegetation

The Clerk to write to John Binning re overgrowth from the field on the north side of Barrow Road. The Clerk also to write to residents of 3 and 7 Sycamore Close with regards to overgrowth from their properties obstructing the pavement. AC

f) Parking on Pavements

Nick Johnson has now found somewhere near Radley to store 20 cars. The cars, other than his personal ones, should be moved by the end of June.

Cllr Russell reported that there is still an issue of parking on pavements on Rookery Close. The PCSO to be invited to the meeting. AC

g) Adult Exercise Equipment

It has now been fitted and is getting lots of use. Cllr Talbot spoke to someone who was concerned about possible vandalism to them.

h) Enforcement

The Clerk to get an update on 62 Barrow Road. AC

Stones Farm

Cllr Parkin raised concern that the boarded up windows at Stones Farm, a listed building owned by Manor School, need replacing. Cllr Russell has previously raised the issue with them but nothing has been done. The Clerk to write to Enforcement and copy to the Manor about the window panes which need to be replaced. AC

Paul Jordan of 80 Barrow Road has been using his residence to store cars which he is selling online. The Clerk to write to the Enforcement Team. AC

i) Oxfordshire Together

County are offering approximately £1500 for 1 cut. There is no guarantee that funding is for more than one year. It was agreed that grass cutting would be just the start of many responsibilities being passed down; not all with accompanying funding. Concerns include liabilities, funding and the absence of a legal dept to fall on. Cllrs Page, Parkin and Priestley will form a sub committee and pose questions to Cllr Richard webber in order that a decision can be made on the best way to take this forward. MP/CP/CP

6. Finance and Administrative Matters

a) Accounts for payment

Payee	Purpose	Total	VAT
PCC Shippon	Room rental	£16	
Parish Clerk	Salary June	£332.44	
Parish Clerk	Expenses June	£44	
ST Maintenance	Bin emptying May	£20	

The Parish Council of St. Helen Without

BGG	Grass cutting May x2	£240	£40
BGG	Grass cutting June x2	£240	£40
Roger Symes	Internal Audit	£180	

a) Applications for Grants

It was unanimously agreed that, if Dalton Barracks formally issues a letter to SHWPC for Youth Club Funding, as long as access is open to all children in the parish and the club is up and running, £750 would be given to them to help fund the club.

7. Matters raised by members of the Council

Rushwood Planning Application - Cllr Fitzgerald raised concern over the volume of development at Rushwood, Cothill Road and the change of usage from a workshop to residential.

Exception Site - The Clerk to contact Sovereign to say that the PC requires more information about the site before it can comment further. AC

Wall, Church Lane - Cllr Houlden to give the Clerk details of a new wall installed on Church Lane in order that the Clerk can write to Planning. KH/AC

Prince of Wales Pub - The Clerk to write to Mr Binning to let him know of the intention to apply to make the pub a community asset. AC

St Helen Without PCC - Cllr Fitzgerald was invited to a meeting of the PCC. They are concerned where they will get land needed for the graveyard and have had lots of expenses this year, so are looking for a contribution.

Unitary Authority Workshop – Cllrs Russell and Fitzgerald attended. They are trying to get Parishes on board. The issue will be who will work with the parishes?

Mobile Library Service – this will be ceasing to exist from September.

Flag Lowering - The Army will be holding a Flag Lowering to mark the end of 612, which all are invited to. It will be held on 14th August 2 for 2.30p.m. at the 612 Headquarters on the airfield.

Cothill Flooding - Steven Grigson contacted Cllr Fitzgerald to raise concern about flooding again on Cothill Road. There have been four heavy rainfalls and one of those caused flooding. The drains have been recently cleared. The Clerk to raise with Highways. AC

Highways Cleaning - Cllr Talbot question how often gullies and pavements are cleaned as it is supposed to be every 8 weeks. Cllr Talbot to follow up with Highways if there is an existing contract. VT

8. Planning

a) Decision Notices

Ref:	P16/V0975/FUL
Date	28 th April 2016
Description	Proposed single storey extension to existing commercial storage unit and ancillary works.
Address	Dunmore Court, Wootton Road, Abingdon, OX13 6BH
St Helen Without PC's comments	31 st May 2016
Decision	Permission granted 23 rd June 2016

Ref:	P16/V0839/FUL
Date	12 th April 2016
Description	Refurbishment of existing Dental and Medical Centre including proposed flat to pitch roof conversion, vertical cladding and replacement windows.
Address	Dalton Barracks, Abingdon, OX13 6HA
St Helen Without PC's comments	No Objections
Decision	Permission Granted 20 th May 2016

Ref:	P16/V1356/D & P16/V1179/LDP
Date	24 th May 2016
Description	Demolition of redundant water tower
Address	Dalton Barracks Water Tower

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St Helen Without PC's comments	
Decision	Demolition consent & Certificate of Lawful Development given 21 st June 2016

b) Applications dealt with between meetings

c) Ref:	P16/V0416/FUL (Amendment)
Date	2 nd March 2016
Description	Demolition of existing dwelling and erection of two dwellings, closing of existing two vehicular accesses and opening of new access and all associated works (amended by plans 5907 -04a and 5907-p5a), altering size, scale and massing of dwellings and provide attached garages to front of dwellings).
Address	80 Barrow Road, Shippon, Abingdon, OX13 6JQ
St Helen Without PC's comments	Original comments: The Parish Council of St Helen Without has no objection to the erection of 2 dwellings on this site, but before approval can be given the following points need to be resolved:- <ol style="list-style-type: none"> 1. The choice of building materials should be in keeping with this part of the Village and therefore cotswold stone would be more appropriate. 2. The relocated entrance drive at the front of the site, goes across the pond which the current owner has tried to infill without success. This is a pond which naturally originates here from an underground water resource and therefore needs to be treated correctly to prevent any future flooding issues. 3. Would the Vale District Council please check if there are any trees on this site that have TPO's assigned to them. 4. The second house proposed is close to the boundary with Cotswold House and will reduce daylight to the house and garden of this property. The Vale should check this does not contravene the National Planning Policy Framework, as this is a site with considerable depth and the houses could be positioned in other locations on the site. New comments due by 28 th June 2016.
Decision	Due 3.5.16. (No decision yet issued)

Ref:	P16/V0905/PDO
Date	14 th April 2016
Description	Change of use of joinery workshop to residential
Address	Rushwood, Cothill Road, Dry Sandford, OX13 6JW
St Helen Without PC's comments	20 th May
Decision	PD – not PD on 9 th June 2016

Ref:	P16/V1554/DIS (related application P16/V0905/PDO)
Date	20 th June
Description	Change of use of joinery workshop to residential. P16/V0905/PD0 condition(s). 1. Land contamination 2. Vision Splays car parking and turning.
Address	Rushwood
St Helen Without PC's comments	
Decision	1 st August 2016

Ref:	P16/V1088/FUL
Date	12 th May 2016
Description	Hybrid Application comprising a detailed application for a sports hall, AstroTurf pitch and pavilion, relocated netball and tennis courts, new canopy to lower school building, car park extension to rear and rearranged access, car park and drop off at front of school; an outline application for erection of a swimming pool, two classroom buildings and extension to dining room (all matters reserved except access).

The Parish Council of St. Helen Without

Address	The Manor Preparatory School, Faringdon Road, Shippon, OX13 6LN
St Helen Without PC's comments	<p>St Helen Without Parish Council strongly objects for the following reasons:-</p> <p><u>1. Oxford Green Belt</u></p> <p>The development's incursion into the Oxford Green Belt. This is based on 3 key arguments that coincide with the Vale of the White Horse District Council's Local Plan 2031, Part 1: and their Local Plan 2011.</p> <p>A. This development would compromise Core Policy 13: The Oxford Green Belt and GS3, to protect the openness and permanence of the Oxford Green Belt;</p> <p>B. The intent to develop on a non-strategic site, i.e. it lies outside the stated settlements, as indicated in the Adopted Policies Map, that allow for development.</p> <p>C. There are no special circumstances that allow for the development of indoor recreational facilities, i.e. a new sports hall and a new swimming pool, nor the addition of one new classroom building in the Green Belt.</p> <p><u>2. Traffic and Road Safety</u></p> <p>The Transport Assessment prepared by Glanville Associates on behalf of Manor School calculates that the completion of all phases of the development will result in an additional 48 vehicle trips per school peak hour. This calculation, however, seems to ignore the fact that the school is currently 30 pupils short of its capacity (372 compared with a capacity of 402). Using Glanville's own 'surveyed modal split' the potential is for an additional 74 vehicle trips per school peak hour. Plus the additional traffic generated by the external usage of the sports facilities. The highway impact is therefore considered to be severe in the context of the National Planning Policy Framework</p> <p>Within the context of Shippon and, in particular that part of the Faringdon Road between Barrow Road and the proposed new access point to the school site, the potential number of additional vehicles will impact upon the already severe congestion caused in Elm Tree Walk, Old Faringdon Road and Barrow Road particularly at the junction of the latter with Faringdon Road. The provision of an uncontrolled pedestrian crossing point between the new school access and Barrow Road further heightens SHWPC's concerns about the road safety issues on this stretch of road. Of particular concern is the restricted sight line for vehicles turning right out of Barrow Road into Faringdon Road.</p> <p>SHWPC urges consideration of a thorough evaluation of the traffic management and road safety issues raised by this application for the local road network.</p> <p><u>3. Lighting</u></p> <p>The plans propose a total of 26 floodlights over the area of the Astro turf hockey pitch, the 3 netball courts and the car parking ranging from 6 metres to 10 metres in height and fencing of 3 metres. This will generate serious light pollution particularly in the winter months when usage could be for 14 hours per day, 7 days per week and no foliage will be present to mitigate the effects. This contravenes the Local Plan 2011 of Policy GS3 and Policy DC9, as it will harm the openness and visual amenity of the Green Belt and will create a visual intrusion over a considerable part of the Village.</p> <p>These proposals are excessive for a primary school and are the creation of a sports business.</p>
Decision	11 th August 2016

Ref:	P16/V1010/HH
Date	19 th May 2016
Description	Single storey extension to rear with roof room over. Gables wings to roof to form two new bedrooms.
Address	17 Sandleigh Road, Dry Sandford, OX13 6DP
St Helen Without PC's comments	No objections
Decision	Granted 27 th June 2016

The Parish Council of St. Helen Without

9 Sandleigh Road Recreation Ground

Sandleigh Road inspection – Cllr Priestley carried out the inspection. All was well apart from the bench which is due to be replaced by the Jubilee bench. The formal inspection from ROSPA will take place in July. In the last WADS newsletter, there was a letter of thanks for the new Exercise equipment and a couple of emails of thanks have also been received by Cllrs. The only issues raised have been that it would be useful to have a fence round it to keep dogs away during use.

The Inspection roster for 2016/17 is below: Any requests for amendments should be sent to the Clerk.

All

2016		2017	
July	Cllr Madeleine Russell	January 2017	Cllr Ken Houlden
August	Cllr Caroline Parkin	February	Cllr Carole Priestley
September	Cllr Geoff Fitzgerald	March	Cllr Madeleine Russell
October	Cllr Michael Page	April	Cllr Caroline Parkin
November	Cllr Martin Gilbert	May	Cllr Geoff Fitzgerald
December	Cllr Vicki Talbot	June	Cllr Michael Page

Cllr Russell went through the correspondence and it was resolved to note it and his comments.

11. Correspondence

Oxfordshire County Council

- OALC May & June updates
- OALC AGM 4th July
- Workshop to look at possibility of Parishes taking on more decision making powers 22nd June
- Paul Harris – Oxfordshire Countryside Access Forum
- Notification of closure of mobile library service
- New pension legislation
- OALC Training Programme
- OALC – consultation on Culham Science Park – driverless cars

VofWHDC

- Summer Town and Parish Forum 2016, Thursday 7 July 6:00– 9:00pm, Oxford Abingdon Hotel
- SODC - Changes to the constitution
- Vale News from Cllr Matthew Barber June
- Local Plan Update

Other

- Community First Oxfordshire update April/May
- CFO – Neighbourhood Planning Workshop
- Kopman Ltd – outdoor fitness equipment
- Martin Slade – computer support
- Jon Bright – new Director of Citizens Advice in South Oxfordshire and the Vale
- Rhino Play & Safety Equipment
- OCVA newsletter
- OCVA Robin event 22nd September
- Oxfordshire Sport and Physical Activity (OSPA)
- TVP – Police & Crime Commissioner Survey
- South & Vale Citizens Advice update
- ROSPA – notification of playground inspection
- Paul Lai – petition
- OPFA spring newsletter
- Ian Winfield – support to make Black Horse, Gossards Ford a community asset
- PRS for Music

a) Cllrs reports and items for future agendas

Nothing raised

b) Date of next meeting

The Parish Council of St. Helen Without

It was confirmed that the Parish Meeting would be held at 7.30 p.m. on Monday 22nd August 2016 at Dry Sandford School.

There being no further business the Chairman closed the meeting at 10.00 p.m.

Signed.....Date.....