

Minutes of Chesterton Parish Council
Held in the Chesterton Community Centre
Tuesday, 6th December 2022 at 7.30 pm.

Present: **Councillors:** Philip Clarke (Chair), Fiona Rowe (Vice-Chair), Jenny Hodges, Johnathan Chavda, Tony Thompson, Stephen Webster

In Attendance: Sarah Kearney (Parish Clerk), Mike White (RFO), Rector from St Mary's Church, Chesterton, and 2 Residents

Apologies: Cllrs: Jo Rogers, Andrew Thomas (Vice-Chair), Pippa Hawes

1. Apologies for Absence – to receive apologies (Clerk)

The Council received and accepted apologies from Jo Rogers, Andrew Thomas (Vice-Chair), Pippa Hawes

2. To Approve and Sign the Minutes of the Parish Council Meeting of 1st November 2022 (Chair)

The Council unanimously **RESOLVED** that the minutes be accepted as a true and accurate record of the meeting

3. To Record Members' Declarations of Interest regarding the Agenda Items (Chair)

Nothing was declared.

4. To Receive a Report from the District/County Councillor (Cllr Ian Corkin)

No report had been received from Councillor Corkin (OCC)

5. To Receive a Report from the Allotment Committee (JH/FR/JR)

No updates – **Action: Cllr Rowe to make sure that the water is turned off**

6. To Receive a Report from the Highway Committee (AT/FR/JR/JC)

Reported:

6.1 Speed Watch – Cllr Rogers Reported:

- 80 speed watch sessions have taken place.
- 1365 speeders recorded
- 29 no mot and 25 no tax
- 1 lady driver who takes her child/children to Chesterton School has been recorded speeding 7 times! She will now be targeted by the Police
- 4% speeders in a 30mph area but that's due to the sheer volume.
- 30% speeders in 20mph area.
- 16% speeders in 40mph area.
- Lots of HGV'S/wagons going down The Hale and Green Lane – reported to OCC Dave Catling
- The Hale still doesn't have a giveaway sign erected at the junction to Green Lane which was reported over 2 months ago and chased numerous times.

6.2 Traffic Calming for Chesterton – Clerk reported:

Dave Catling from OCC will be visiting the village this week with a technician to look at the items which were discussed on the walkabout with Cllr Rowe, Rogers, and Chavda last month. Dave Catling stated there could be possible funding from EWR money, which could go toward this project. **Cllr Rowe reported:** that the Parish is still awaiting further details on a 20mph speed limit on A4095. Public consultation is to be arranged by OCC.

Little Chesterton No-gated Road – The Clerk reported: That Tritax has received all design works and presently waiting on costings from OCC for this project.

6.3 Great Wolf Bus Service – Chair reported: There has been a meeting arranged for Monday 19th December with Stuart Adolph from Great Wolf and Dave Harrison from OCC to discuss this matter further.

7. To Receive a Report from the Community Committee (FR/AT/TT/JR)

7.1 Audley Garden Maintenance – Taylor Wimpey – The Clerk Reported:

Taylor Wimpey needs to complete the following works before CDC final inspection before the handover can be finalised

- Installing a fence around the play area end of the dry pond.
- Undertaking a check of planting against the approved plans and addressing where necessary.
- RoSPA inspection (annual safety check) of the play area and associated equipment.

Cllr Chavda reported: None of these works have been completed at present

ACTION: Clerk to chase Taylor Wimpey for an update on these works.

7.2 Neighbourhood Watch / Age UK Oxfordshire Scams Presentation and Support

Clerk reported: Two weeks ago, her parents had been part of a fraud setup, which resulted in her parents losing over £26,000. Councillor's felt there was a great need to be more active in informing Chesterton residents about Fraud and Scams which are happening within the area. **Action: Cllr Thompson is to report back on the 3rd of January to confirm a meeting date to be held at Chesterton Community Centre**

7.3 **"Keep Chesterton tidy Working Group" – Cllr Rogers Reported:**

- Total bags this month is 40.5, a big jump from October at 27.5, mainly due to the Park and Ride area.
- Increasing numbers of N Ox canisters since the parish has started recording them. 7 on Sept 2 in Oct, and 16 in November, again 14 from the Park and Ride. The Litter Picking team is finding these at the same locations.
- 2 sharps at the Park and Ride
- 1 fly tip.

7.4 **Emergency Action Plan – Cllr Rowe reported:**

Paul Mann from OCC has booked the Chesterton Community Centre for the 25th of May for the Bicester Fire Service

7.5 **New Residents to the Village** – 2 new residents, Cllr Hodges will be delivering a welcome pack to them

7.6 **Bicester Police Rural Community Meeting** – No update – next meeting to be held at Chesterton Community Centre on 15th February 2023

7.7 **St Mary's Church** – Rector Gareth Miller gave a presentation to the Chesterton Parish Council, regarding the future of the Chesterton Church. New plans have been drawn up for changes within the church, including an update of the facilities to make them more welcoming along with a new area for residents and community use. There is a core group of residents who will be working on the charity funding for this project

Some of the changes are as follows:

- Church Pews – will be staying in the middle, but the ones on the outside will be removed to make more room
- The Church Vestry will become the new kitchen and toilet area
- The Font will be moved to the side, to allow easier access to the new kitchen and toilet facilities
- The Organ will be replaced and moved
- The Church roof will be dealt with first to prevent the ongoing damp issues experienced within the church

Chair commented: this is brilliant news and great steps in updating the church surrounding which is much needed. It was also stated that due to the legal governance Act 1972 and Localism Act 2011, the Parish Council can only contribute under certain circumstances and is limited to maintaining only the closed churchyards.

8. To Receive a Report from the Friends of Burnehyll Woodland (TT/Chair)

Chair reported:

There was a meeting held at Chesterton Community Centre which was very productive

- Great Wolf in discussion regarding funding some of the community projects
- Archaeologists are now involving the Chesterton School and Bruern Abbey School
- Further discussion regarding the best location for the Allotment site
- Discussion on 4-year tree-planting program
- Discussions on Entrances to the Burnehyll Woodlands
- Access for Heavy Vehicles

9. To Receive a Report from the Pavilion & Playing Fields Committee (FR/JR)

9.1 **Fencing: Cllr Rowe reported:** the replacement of the broken fencing has been completed this week

10. Governance

10.1 **Code of Conduct – Clerk reported:** there are still sections within the Code of Conduct which the Parishes do not agree with and would like these to be amended by CDC monitoring Officers. The Clerk asked whether the Councillors wanted to adopt the policy now or wait until this had been resolved. The Clerk said, that she would send the Code of Conduct again for consideration to see whether Councillors wanted to agree and adopt this at the January Parish Meeting. **ACTION: Clerk to send the Code of Conduct out to Councillors**

10.2 **Civility and Respect Pledge** – to consider and agree to adopt the policy

The Council unanimously **RESOLVED** and agreed to adopt the policy

10.3 **Dignity at Work/Bullying and Harassment Policy** – to consider and agree to adopt the policy

The Council unanimously **RESOLVED** and agreed to adopt the policy

10.4 LGA Corporate Peer Challenge – **Chair reported:** attended a meeting this week at CDC regarding the Corporate Peer Challenge.

- There was no structure to the meeting
- No Agenda
- Raised points on the planning process
- Liaison Meeting – should be face to face not on Teams so Parish Surgeries can recommence

11. To Receive the Finance Officer's Monthly Report, Discuss Other Matters, and Approve Expenditure/Income (RFO Mike White)

- 11.1 **Monthly Report** – (circulated prior to meeting)
 - 11.2 **Receipts & Payment Report** – (circulated prior to meeting)
 - 11.3 **Budgets for 2023/24** – Chair reported:
These have been approved by the Financial Committee – see Finance Minutes, but will bring it to the January meeting for the whole Council to approve as well
- The Council unanimously **RESOLVED** that the finance minutes, monthly report, and receipts & payment report be accepted as a true and accurate record of the meeting
- Payments for Approval – November**
- 11.4 Clerk Phone Bill = £19.31
 - 11.5 Payee Salaries = £1,144.87
 - 11.6 Expenses = £48.23
 - 11.7 Barclay Card = £174.67
 - 11.8 Ritetech Ltd = £200.00
 - 11.9 Marchetti Garden Maintenance = £220.00
 - 11.10 Community First Oxfordshire = £50.00
 - 11.11 Stopem = £390.00
 - 11.12 Green Scythe Ltd = £541.64

The Council unanimously **RESOLVED** and approved and agreed to the above payments

12. TO RECEIVE A REPORT FROM THE PLANNING COMMITTEE (Chair/FR/JH/AT/JC/SW/TB)

- 12.1 **Wates Development** – Had another meeting with Wates, who wanted to know our comments on the development and the Councillor stated they will not be commenting until they see the planning application which the Parish Council still hasn't received.
- 12.2 **Great Wolf** – See updated notes from the meeting on the Website
- 12.3 **Siemens** – no update
- 12.4 **Lodge Farm** – no update

New Applications

- 12.5 **22/03205/F** – Winterbrook House, Alchester Road, Chesterton – **Erection of Single Storey dwelling house – No Objection**
- 12.6 **22/02966/F** – Spring Well Farm, Kirtlington Road, Chesterton – **Place an Eco Mobile home on our grazing land for housing our employees.**
- 12.7 **22/03119/F** – Tritax Symmetry Oxford North Ltd and Siemens Health – **Erection of a temporary construction access road and associated works**
- 12.8 **22/02853/F** – Painswood, Bignell Park, Bicester Road, Chesterton – **Proposed two Storey Extension – No Objection**
- 12.9 **22/03029/F** – Specialised Engineering Services, Unit 3, Simms Farm, Kirtlington Road, Chesterton – **Conversion of redundant Dutch Barn to form 4 number commercial storage units, plus private garage for use by the adjacent farmhouse.**

Applications Pending

- 12.10 **22/02600/DISC** - Bicester Sports Association, The Tudor Jones Building, Bicester Sports Association, Akeman Street, Chesterton, Oxfordshire, OX26 1TH - **Discharge of condition 5 (surface water drainage) 8 (Secured by Design principles) 10 (Construction Environmental Management Plan) 11 (parking and manoeuvring areas) of 19/00934/F**
- 12.11 **22/02777/F** - 7 Vespasian Way, Chesterton, Bicester, OX26 1BA – **Single-storey rear extension – No Objection**
- 12.12 **22/02865/F** - Bicester Hotel Golf and Country Club, Akeman Street, Chesterton, Bicester, OX26 1TE - **Conversion of existing building into additional bedrooms for the existing hotel use**
- 12.13 **22/02371/F** - Windle Hey, Alchester Road, Chesterton, OX26 1UN - **Two storey subservient side extension**
- 12.14 **22/02254/F** - Evolito Limited, Unit 1, 2 & 3, Charles Shouler Way, Bicester, OX25 2DS - **Installation of external mechanical plant, liquid nitrogen container & compound, plant enclosure building, acoustic shroud & ventilation louvres in external wall of existing building – comment sent back**
- 12.15 **21/03610/F** - Parkside, Bicester Road, Chesterton, OX26 1UF - **Proposed rear extension, velux windows to front elevation, demolition of ex. Garage and construction of new garage with and single storey annexe to the rear garden – Comment sent back**
- 12.16 **22/01632/REM** - Albion Land (Three) Limited, Land Adj To Promised Land Farm, Wendlebury Road, Chesterton - **Reserved matters application to 19/01740/HYBRID - layout, scale, appearance and landscaping details for Phase 2 of the employment development (11,309sqm GIA) with associated landscaping and infrastructure works – No Objection**
- 12.17 **22/01368/F** – The Chesterton Hotel, Bicester Road, Chesterton, Oxfordshire, OX26 1UE – **Construction of an emergency service access, overflow carpark and ancillary works – No Objection**
- 12.18 **21/02735/F** – Wendlebury Park Farm, Wendlebury Road, Chesterton, Bicester, OX25 2PE – **Extension to existing commercial building and detached stables with integrated store – No Objection**

Meeting No: 18/22 on 6th December 2022

- 12.19 **21/02337/DISC** – Countryside Properties, Proposed Himley Village Northwest Bicester, Middleton Stoney Road, Bicester – **Discharge of condition 7 (phasing plan) 8 (site wide Masterplan and Design Code) 10 (Biodiversity Strategy) 11 (full surface water drainage scheme) 12 (Built for Life scheme) 13 (Future climate impacts statement) 14 (elevated levels of noise) 16 (means of vehicular accesses) 17 (means of footway and cycleway links) 18 (Travel Plan) 19 (detailed surface water drainage scheme) 20 (carbon emissions report) 21 (potential contaminative uses) 22 (Comprehensive intrusive investigation) 24 (pollution prevention scheme) 25 (ecological survey) 26 (hedgerows) 27 (Arboriculturally Method Statement (AMS)) 28 (Great Crested Newt mitigation strategy) 29 (Landscape & Habitat Management Plan) 30 (Construction Method Statement) 31 (Soil Resources Plan) 32 (archaeological Written Scheme of Investigation) 33 (programme of archaeological evaluation) 34 (foul drainage strategy) 36 (Water neutrality strategy) and 37 (Site Waste Management Plan) of 14/02121/OUT – **Sent back comments****
- 12.20 **21/02339/REM** – Countryside Properties, Proposed Himley Village Northwest Bicester, Middleton Stoney Road, Bicester – **Reserved Matters application for 14/02121/OUT, Phase 1 Development of 500 dwellings, landscaping, new vehicular, cycle and pedestrian access routes and other operations – sent back comments**

Decisions Made

- 12.21 **22/02832/TEL56** – CK Hutchison Network (UK) Ltd, The Hale, Chesterton **Proposed 15.0m Phase 8 Monopole c/W wraparound cabinet at the base and associated ancillary works. – Not Permitted**
- 12.22 **22/02556/F** - David Lloyd Leisure, David Lloyd Clubs, Wendlebury Road, Chesterton, Bicester, OX25 2BX - **Open sided cover for Padel Tennis Courts – Permitted on 14th October 22**
- 12.23 **22/02025/REM** - Bicester Gateway Ltd, Bicester Gateway Business Park, Wendlebury Road, Chesterton - **Reserved Matters to 16/02586/OUT - Access, layout, scale, appearance, and landscaping details for Phase 1B for up to 12 No knowledge economy units in Use Class E (former Use Class B) (14,972 sq m gross external area) with associated parking, landscaping, utilities, and access – Permitted 14th November 22**
- 12.24 **22/01945/REM** – Albion Land (Three) Limited, Land Adj To Promised Land Farm, Wendlebury Road, Chesterton – **Reserved matters application to 19/01746/OUT – layout, scale, appearance and landscaping details for employment development (10,195sqm GIA), with associated landscaping and infrastructure works – Permitted 12th October 22**
- 12.25 **22/01144/F** – Tritax Symmetry Oxford North Ltd & Siemens Healthineers, OS Parcel 5700 South West Of Grange Farm, Street Through Little Chesterton, - **Full planning application for the erection of a new high quality combined research, development and production facility comprising of Class B2 floorspace and ancillary office floorspace with associated infrastructure including: formation of signal-controlled vehicular access to the A41 and repositioning of existing bus stops; ancillary workshops; staff gym and canteen; security gate house; a building for use as an energy centre (details of the energy generation reserved for future approval); loading bays; service yard; waste management area; external plant; vehicle parking; landscaping including permanent landscaped mounds; sustainable drainage details; together with the demolition of existing agricultural buildings within the red line boundary; and the realignment of an existing watercourse. – Permitted**

13. TO LIST IMPORTANT CORRESPONDENCE RECEIVED SINCE THE LAST MEETING (Chair/Clerk)

- Rural Services Network
- Community First Oxfordshire – Updates
- OALC – Newsletter
- CDC – Newsletter
- Bicester Police Rural Community's next meeting is on 15th February 2023 at 7.00 pm at Chesterton Community Centre
- Planning Enforcement Seminar – Book the date you required

Date of Next Meeting: Tuesday 3rd January 2023 at 7.30 pm

Meeting Finished at: 9.00 pm