

**MINUTES OF THE MEETING OF GREAT HASELEY PARISH COUNCIL HELD ON  
MONDAY 14 JANUARY 2019 AT 7.30PM IN THE VILLAGE HALL**

**Present:** Cllrs A Sheppard (Chair), J Andrews, D Lindsay, D Mann, D Simcox (Vice Chair), E Spencer, A Oughton (Clerk) and six members of the public.

**18/161 Public Discussion and Public Questions**

A parishioner raised concerns regarding speeding vehicles through Little Haseley and the safety of pedestrians. There were no pavements and many vehicles travelled around the bend in Little Haseley too fast and on the wrong side of the road.

There were no road signs warning vehicles to reduce speed when approaching the village and vehicles increased speed once passed the bend as the road straightened. The parishioner asked what could be done?

**18/162 Apologies for Absence**

Apologies for absence were received from Cllr Harvey (Business).

**18/163 Declarations of Interest and Dispensations**

Cllr Spencer declared an interest in planning application P18/S4194/FUL as she was related to the applicant. Cllr Spencer left the meeting during discussion of this application.

Cllr Sheppard declared an interest in items 18/171 and 18/172 as a member of the Haseley Brook Action Group.

**18/164 Employment Land Adjacent to Thame**

Mr Markland, Neighbourhood Plan Continuity Officer at Thame Town Council said Thame was now preparing for a review of its Neighbourhood Plan as the District's Local Plan neared its final, adopted version and they were approaching neighbouring parishes to establish if there would be any benefits in making adjustments to the area covered by Thame's existing Neighbourhood plan.

Mr Markland had produced a report to detail options for Great Haseley Parish Council to promote discussion on whether there would be merit in the two parcels of land subject to planning applications (the cattle market and industrial estate), along Rycote Lane, that are adjacent to the Thame boundary, being included in Thame's area for their Neighbourhood Plan. This would not involve any change to the Parish boundary and would not be financially detrimental to Great Haseley.

After answering a number of questions from Councillors and some discussion it was agreed that as a first step a meeting would be organised with SODC's Neighbourhood Plan Officer, the Chair and Vice Chair of the Parish Council, the Parish Clerk and Mr Markland.

**18/165 Minutes**

The Minutes of the meetings held on 10 December 2018 and 17 December 2018 were confirmed as a correct record and signed by the Chairman.

**18/166 Matters Arising**

The Chair reported that more residents had signed up to receive The Haseley email update, the first of which had been sent out last Friday.

The Clerk reported she was waiting for two companies to provide quotations for weedkilling.

Cllr Andrews reported he had placed an article in The Haseleys regarding the village allotments, reminding everyone when payment was due and to encourage others to think about having an allotment. The Clerk had updated the Allotment Tenancy Agreement and Rules & Conditions for 2019 and to comply with GDPR. Both documents were available to download via the Parish Council website and hard copies were available from Cllr Andrews.

Cllr Simcox had registered with Oxfordshire County Council to become a SuperUser for the village and was waiting to receive further information regarding training details.

Cllr Lindsay will follow up a second quotation for fencing in Cross Field.

## **18/167 Planning Applications**

**P18/S4194/FUL – Building adjoining Sands Farm House, Rectory Road, Great Haseley**  
Conversion to dwelling with associated garden and erection of car port.

**Resolved – Objects for the following reasons:**

1. Against policy CSR1 which only allows housing as infill or on an exception site. This is neither an exception site nor infill as it will extend the area of the village occupied by housing.
2. Under retained Local Plan Policy E8, the re-use of rural buildings is permitted in certain circumstances. In particular, point (Vii) states that in the case of proposals for residential use, other uses have first been explored and found to be unacceptable in planning terms. The Parish Council has seen no evidence that other uses have even been explored, far less found to be unacceptable in planning terms.
3. Without the usually required Design and Access Statement there is insufficient information on the proposed materials, whether the building is to be demolished and rebuilt or simply modified, the car port, location of waste bins on collection days which will not cause an obstruction and space for bicycle storage.

*Cllr Spencer left the meeting during discussion of planning application P18/S4194/FUL.*

**P18/S3900/HH – Old Barn House, Little Haseley**

Replacement of two temporary sheds with smaller permanent oak framed shed (3.5m x 3.5m).

**Resolved to Fully Support the application.**

**P18/S4242/AG - The Farm Rectory Road, Great Haseley**

Erection of a building to store grain harvested on the holding.

**Resolved – No Strong Views**

**P18/S3817/HH – Amendment No. 1 – Rosa Cottage, Little Haseley**

Demolition of existing WC and utility area. Erection of rear extension and enlarge existing side lean to (as amended by drwg nos. 1801 P103 G and 1801 P105 F to reduce the size and scale of the rear extension received on 8 January 2019).

**Resolved – No Objections**

**P18/S4231/SCR - Land north of Rycote Lane near Thame**

EIA screening opinion for the erection of up to 180,000 square feet (up to 16,722 square metres) of B2/B8 with ancillary B1(a) and B1(c) together with parking, drainage, landscaping (structural and incidental) and highway works.

**Members noted the screening opinion**

It was noted that SODC had granted permission for the following planning applications:

**P18/S2646/LB & P18/S2647/FUL – 15 Little Haseley, OX44 7LH**

Demolition of existing garage block, proposed single storey extension, new garage block and amended access off existing private access lane (as amended by drawing nos. 1601 P051 A, 1601 P103 E, 1601 P104 E, 1601 P105 F, 1601 P106 F, 1601 P107 F and 1601 P108 E to alter the size, scale and design of the proposals received on 5.11.18).

**P18/S3100/FUL - Land adjacent to St Peter's Church Hill Great Haseley**

Change of use of derelict farmland to churchyard. Reuse and relocate existing railings.

**18/168 Payments**

The following payments were agreed and cheques written as notified on the agenda: ColourpluS £516.90, Clerk's Salary (Oct-Dec) £647.45, HMRC £161.80.

The following payments were agreed and cheques written at the meeting: £30.16 Stamps (The Haseleys – January edition), ColourPlus £482.33 (January edition).

It was agreed the Parish Clerk would write to ColourPlus to chase the outstanding credit note and would not release the payment for £482.33 until the credit note was received.

**18/169 Financial Report**

The balance on the Current Account was £11,045.92 and the Business Reserve Account £15,402.43. The income for the month of £702.40 had been received made up from payments for advertisements in The Haseleys.

**18/170 Reserves Policy**

The draft Reserves Policy had been circulated to Councillors. The Parish Council is required to maintain adequate financial reserves to meet the needs of the organisation. The Reserves Policy set out how the Parish Council will determine and review the level of reserves it holds. This will be reviewed annually.

**Resolved that the Reserves Policy be approved.**

**18/171 Budget and Precept for 2019-2020**

The Clerk referred to the report circulated to Councillors. The draft budget had been discussed at the November and December meetings. Following which amendments had been made. Consideration was given to the three options set out in the report in relation to setting the Precept for 2019-20.

**Resolved that the 2019-20 Budget of £25,007 be approved.**

The current Precept of £13,500 had remained the same for two years, during which time the shortfall against budget had been met by drawing down funds from the general reserves. It was agreed this was not sustainable in the long term.

After discussion it was agreed to raise the Precept to £15,000, which equated to £58.99 per year for a Band D dwelling. In doing so this would still result in a shortfall against budget (albeit smaller than if the Precept had remained unchanged) of £3,044 which would be met from drawing down on general reserves.

**Resolved that £15,000 be raised for the Precept for 2019-20.**

#### **18/172 SODC Draft Local Plan**

Cllr Sheppard reported that a meeting of the Haseley Brook Action Group (HBAG) will take place next Monday, 21 January in the Village Hall to discuss the SODC Draft Local Plan.

It was agreed to encourage as many people as possible to attend the HBAG meeting and to respond to the public consultation on the draft Local Plan and in particular to support the proposed development sites on Grenoble Road.

Cllr Sheppard had attended the District Council's Briefing on the Local Plan given to Parish and Town Councils. The Local Plan was deliberately over supplying by quite a lot on the housing numbers in case some of the proposed sites did not come forward.

The density had increased to 50pha for market towns with a stepped approach for the rest of the District. Great Haseley was now classed as another village with a proposed density of 35pha.

#### **18/173 Oxford – Cambridge Expressway**

A request had been received from Wheatley Parish Council to enquire whether the Parish Council would co-operate with them in objecting to the building of the proposed Expressway within the B3 Corridor and possibly setting up an open session or evening meeting to advise residents on the implications of the Expressway.

After a short discussion it was agreed the Parish Council was already a member of the Expressway Action Group and whilst it sympathised with Wheatley Parish felt there was little more to be gained from Great Haseley joining in setting up a further action group.

#### **18/174 Road Safety**

A discussion took place as to what could be done to slow traffic travelling through Great and Little Haseley villages. It was felt the people speeding and cutting the bend probably knew the road well in order to take the risk. Those who were unfamiliar with the road layout tended to take the bend a lot slower. It was agreed to contact the Highway Safety Officer at Oxfordshire County Council and ask for a site visit and advice as to the best way forward.

#### **18/175 Emergency Action Plan**

Thanks was expressed to Cllr Simcox on the draft Emergency Action Plan circulated at the last meeting. It was an impressive document and a great foundation on which to build. Cllr Simcox agreed to review other similar plans with a view to drafting the next stage of the Emergency Plan for Great Haseley.

## **18/176 Reports from Committees**

### **Footpaths**

Cllr Lindsay reported the stile on the footpath that had been reported broken at the December meeting was now fixed. The tenants at No. 4 Horse Close Cottages, who were responsible for the broken chain link fence had moved. Cllr Lindsay had reported the broken fence so Soha. The fence by the church was still on Soha's list to repair.

### **Village Hall**

Cllr Mann reported that additional quotations to replace the heating were being pursued. The Village Hall had been hired on Christmas Day for a family celebration.

**Playing Fields** – nothing to report.

**Cross Field** - nothing to report.

### **Millennium Wood**

Cllr Spencer reported the hedge needed to be cut. It was agreed that Cllr Spencer would approach the contractor who undertook the work last year.

### **Allotments**

Cllr Andrews reported that the Letters and Allotment Agreements for 2019 had been updated by the Clerk in line with GDPR and were ready for distribution. The documents on the website had also been updated.

## **18/177 Reports from District and County Councillors**

County Councillor Stephen Harrod had given his apologies. The latest County Council Newsletter had been circulated to Councillors.

District Councillor Caroline Newton reported the draft Local Plan was now out for public consultation and she encouraged everyone to respond.

The Plan purposely oversubscribed on housing numbers in order to meet the land supply requirements at all points during the life of the Plan until 2034. It was expected that a lot of the land allocated for development would not come forward until closer to the end of the Plan period. Development at Chalgrove was not expected to commence for another six years.

Discussion with Highways was key to avoid the A329 becoming a 'rat run' for traffic travelling between the new development at Chalgrove and the M40. At present Homes England and the County Council had been concentrating on villages more affected by the proposed developments such as Stadhampton.

## **18/178 Correspondence**

A letter had been received from The Maple Tree Children's Centre at Wheatley giving an update on the progress of the Centre. The Maple Tree currently had two families attending from the Parish and were keen to encourage more. Consideration was given to the request for a donation towards the work of the Centre. It was agreed to make a donation of £100, the payment to be approved at the February Parish Council meeting.

The response from Highways England to the Parish Council's letter regarding safety concerns at the M40 junction was noted.

**18/179 Information Exchange**

Cllr Simcox requested that the Honorarium payment to P Woodrow be added to the agenda for the next meeting.

**18/180 Next meetings**

It was agreed that the next meeting will take place on 11 February 2019 and the following meeting on 11 March 2019 at 7.30pm.

There being no further business, the meeting closed at 9.40pm

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Chairman  
11 February 2019