

DRAFT Minutes of Nuffield Parish Council Meeting held on Thursday 9th November 2023 at 8pm at  
The Maker Space @The Crown, Nuffield

**Present:**

Parish Council: Gill Austin (GA), Mary Anderson (MA), Matt Byrne (MB), Peter Neagle (PN), David Wood (DW), Dave Passmore (DP), Annette Young (AY, Clerk)

SODC: Jo Robb

Nuffield Church: Catherine Erbetta (CE)

Residents: Adrian Mettem (AM), Jackie (JT) and Howard Tyson (HT) plus architects from Burrell & Mistry.

The meeting Started at 8pm and GA welcomed everyone, who introduced themselves.

1. Apologies: None
2. Declarations of personal interest: None
3. Confirmation of Minutes of 7<sup>th</sup> September 2023. Signed by GA.

The order of the meeting was changed, to allow visitors to leave early.

4. Planning

Presentation by new owners of land off Howbery Lane.

DP explained that the Parish Council are not against contemporary houses and explained Parish's views on applications. The architect gave a full briefing of the plans and produced very details photos, plans and explanations. The new owners wish to respect their new neighbours and the area. Material colours have been discussed as advised by Planning Officer. The building will meet requirements for efficiency – passive house standard and low energy use. There were questions about connecting to sewage. Plans have been submitted to council and more information was being sent in very soon. Construction traffic is a concern and architect explained that majority of materials will be prepared off-site and therefore have less deliveries than previous conventional builds. The architect company own the construction management co. and are known as a considerate contactor. It was pointed out that the lane is owned by the golf course and right of way needs to be considered across the bridle path.

Next steps – hoping for a decision in 8 weeks following application, as technical information is required. The Tylers have been in touch with close neighbours. GA asked that conditions should be requested regarding light pollution, glazing and tree preservations.

a. Applications Received:

[P23/S3530/LDP](#) 17/10/2023. Elderberry Cottage, Track Known As Howbery Lane Nuffield RG9 5SU Application for installation of ground mounted solar panels in garden. In consultation period.

[P23/S3153/DIS](#) 4/10/2023. 9 Bradley Road Nuffield RG9 5SG. Discharge of conditions 8(surface water drainage works) and 9(foul drainage works) on application P22/S0754/FUL (Erection of two storey dwelling). Target decision 15/11/2023.

b. Awaiting Decision:

[P23/S2999/FUL 4/09/2023](#) 4/09/2023. Huntercombe Golf Club Nuffield Hill Nuffield RG9 5SL. Installation of irrigation lake for water storage linked to the golf club's fairway irrigation system. Target Decision 30/10/23

c. Decision Made: None

d. Other: Notice of Landowner Deposit: Land off Bradley Road, Nuffield Estate, Nuffield. More details here:

[https://www.oxfordshire.gov.uk/residents/environment-and-planning/countryside/countryside-access/public-rights-way/information-landowners/protection-against-claims?utm\\_term=nil&utm\\_content=](https://www.oxfordshire.gov.uk/residents/environment-and-planning/countryside/countryside-access/public-rights-way/information-landowners/protection-against-claims?utm_term=nil&utm_content=)

5. SODC Report

JR gave update on land opposite English Lane. A file has been opened by the Enforcement Team. It was noted that the huts have gone, however, neighbours have reported that people are going onto the site for short periods of time. No planning application has been received. **ACTION:** JR to follow up.

GA reported that Felix Bloomfield (OCC) was not responding to any emails and the main issues to discuss with him are: potholes, Port Hill layby, lease with OCC. **ACTION:** JR to follow up – later – sent new contact at OCC.

Highlights from SODC November Newsletter include:

Bins and recycling, animal carcasses on roadside, Oxfordshire Wildlife Rescue, after Halloween clear-up, carbon calculator tool offer, successful grant received for SODC swimming pools and more, link here to full details: [SODC Newsletters](#)

6. Update on joint community use of Holy Trinity Nuffield/ The Friends of Nuffield Church Charity

CE talked about historical collaboration between Church and Parish Council and explained how all went quiet during covid. Early 2023 Archdeacon had meeting with church wardens and asked church to continue. Since rectory closed, nowhere to hold events – nursery, bible study, toilets. Nothing to offer the village.

Fund raising needed. Do work as funds are raised £37.5k from local trust and £50k promised for later projects. Funds available for outside work, to show work is happening. Path through churchyard, friends of church willing to contribute inc lighting. Second path needs lighting. Renew water supply has leak and unable to dig because of tree roots.. Path identified by architects. Renew internal electrics inc 3-phase (now single). Lighting to illuminate only path (too many). Drainage needed, advise taken to be as green as possible. Trial holes dug.. Being held up by EA for approval. Suggestion to talk to contractor rather than EA. Internal work – brass in floor – separate funding to remove, and display on wall. Inc in newsletter.

7. Matters Arising

a. Speeding. Bix have requested the speed camera back: **ACTION:** DW to arrange.

Lottery funding is available for speeding measures and a proposal is needed. **ACTION:** DW to liaise with AY to apply for grant.

20mph speed limit in the village is scheduled for Phase III, in 2025.

b. Fred's Field lease renewal is being investigated.

c. Golf course reservoir. A letter has been received from conservation board, suggesting the a bigger issue. Consult with EA. **ACTION:** DS to follow up.

It was noted that golf club members do not seem to know the plans and no member approval has been recorded. Annual plan for work from the golf club has been received.

8. Huntercombe Residents Assoc: Nothing to report.

9. Oakley Court: DW reported that defibrillator training is being held for residents. **ACTION:** Include locations in next Inc in newsletter.

10. Correspondence:

Layby – email received from residents regarding Port Hill lay-by gravel, noise, rubbish and noted that school children now have to cross A-road in 60mph area to catch school bus. **ACTION:** Report to new contact at OC C.

Cyclist riding dangerously on Nuffield Hill – suggestion to gather evidence and report to police as dangerous riding, unfortunately the cyclist was unlikely to be exceeding the speed limit.

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11. Finance:

- a. **Payments:** HMRC £139.20, A Young playground opening expenses £10.55, Salary £557.16, Playsafety Ltd (ROSPA) £180.00, P Wyatt grass cutting, etc £130, D Wood Litter picking coffee (21.50), Nuffield CP Trust lease £30.00.
- b. **Income:** SODC CiL £4107.50, Stoke Row AY Salary £49.74.
- c. **Balance:** £8713.13 as at 9<sup>th</sup> November.
- d. **Budget:** 2024/25. AY to create draft budget.

12. Chairman's Business/Other Matters

- a. Bench area. It was noted that the area around the notice board/bench on junction of Nuffield Hill and Timbers Lane is very overgrown. **ACTION:** GA to ask Golf Club to tidy.
- b. Future meetings. GA proposed and DW seconded that meetings will be brought forward to 19.00, to allow The Maker Space owners to close the premises at a reasonable time. **ACTION:** AY to include in next newsletter.
- c. Dates for 2024: 8<sup>th</sup> February, 28<sup>th</sup> March, 23<sup>rd</sup> May (AGM), 5<sup>th</sup> September, 7<sup>th</sup> November
- d. Salt bins. DW reported that the salt bin by the postbox is full.
- e. A community bus service is being offered free of charge for over 65s in the parish. The parish council will need to contribute to funding. **ACTION:** AY to get more details and canvass for support.

Meeting finished at 10.10pm.

Next meeting 8<sup>th</sup> feb at 7pm.