


<p align="center">BRIZE NORTON PARISH COUNCIL Minutes of the Ordinary Meeting of the Parish Council on Monday 2 September 2017 at 7.30 pm at The Sports Pavilion, Brize Norton</p>		
<u>192/18</u>	<p>PRESENT Cllr Squire, Cllr Shillingford, Cllr Taylor, Cllr Way, Les Goble, Cllr Campion, Cllr Ball, Cllr Guest, Cllr Alex Postan, Alison Riseley, Kyle Anderson</p>	<u>ACTION</u>
<u>193/18</u>	<p>1 – APOLOGIES Cllr Nicolas Field-Johnson</p>	
<u>194/18</u>	<p>2 - DECLARATION OF INTERESTS TIMMS</p>	
<u>195/18</u>	<p>3 – MINUTES Due to a confusion with e-mail the minutes of the meeting on 4th September 2017 will be signed at the next Parish Council meeting on Monday November 6th.</p>	
<u>196/18</u>	<p>4 - PUBLIC PARTICIPATION No issues were raised.</p>	
<u>197/18</u>	<p>5 - CHAIRMAN'S MEETINGS Savills and Christchurch meeting. See attached minutes.</p> <ol style="list-style-type: none"> 1) Footpaths confirmed by Jeremy Briars Proposing to move footpath, clarify with Christchurch. OCC issue maps something shown as Ting Tang lane on Christchurch, not shown on map, but needs to be recorded. OCC Footpath around Astrop farm needs to move or move the horses or slurry pit. Steering group to walk paths 2) 106 agreement, almost signed, discuss and clarification. 4 balancing ponds/ flood attainment ponds N or Monahan Way, designed and funded by Christchurch and Bloor Homes maintained by WODC, The Masons arms, same, Between Manor Farm Drive and lastly open area agreement built by Bloor and managed by BNPC 3) 150 year lease for buffer land plus sports field. Take on management of the 700 homes, 4) lease docs flaw in 150 year lease, schd 1 landlords obligation to right to grant no mention of sublease on same terms. Lease for football pitch (sporting and recreational activities) clerk at Care of 'Elderbank Hall OX18 3PL' <p>open spaces are covered with a covenant that deems that they can't be used to build on.</p>	<p>Top & tail Les/s Comments and send to OCC</p> <p>Clerk to send Legal opinion of clause Also send e-mails to both parties solicitors to ensure</p> <p>Cllr Squire to speak to Kevin Haynes 106 appendix to</p>
<u>198/18</u>	<p>6 - DISTRICT AND COUNTY COUNCILLORS' REPORTS Report received from Cllr Nicolas Field-Johnson. Please see attached.</p> <p>Cllr Alex Postan advised street cleaning in Brize Norton not regular enough. Bampton is cleaned every 8-12 weeks. Brize Norton happens when repatriation occurs. It is recommended that Brize Norton is done as frequently as Bampton and neighbouring towns.</p> <p>There are 7 leisure centres in Oxfordshire, but no motor sports/ carting. Cllr Postan is looking for a local site that would be suitable. BRDC international body to back as a co-opted member. Christchurch has shown an interest in leisure activities connected to Crocodiles of the World.</p>	<p>Cllr Postan to update on A40</p> <p>Clerk to contact cleaning co. when needed or if not cleaned regularly enough.</p> <p>Inform Cllr Postan if interest is shown</p>


6/10/2017

<p><u>199/18</u></p>	<p><u>7 – a - BURFORD QUARRY</u></p> <p>Shilton Parish was approached by Cllr Postan. No representatives from Shilton Parish are currently on the Quarry Liaison Committee, even though the quarry in Shilton Parish. There was no further update and Shilton parish are not objecting to the agreement.</p> <p>Section 73 Extension – The proposed section 73 amendment to the original planning proposal aims for an extension of operation from 2024 to 2032. Ongoing concerns by local residents have been acknowledged by all involved in the Quarry Liaison Committee. Of the key concerns – (sound, dust, vibration, environments and traffic), the primary concern to this section 73 proposal is the increased use of Burford Road West/ A40 junction and the concerns over risks to other road users by large vehicles.</p> <p>It is accepted by all that improvements to exit Burford Road/ A40 would mitigate some of the significant risks.</p> <p>It was agreed that Brize Norton Parish Council would not oppose the section 73 amendments as long as the submission includes Betterment Monies to upgrade the Burford Road/ A40 junction.</p> <p>Recommendation: Quarry team to send further proposals to Brize Norton Parish Council and Shilton Council for consideration.</p> <p>Cllr Postan left the meeting at 8:25 pm</p>	<p>Cllr Campion</p> <p>Cllr Campion and Cllr Squire to draft notes to be sent by clerk to OCC/ WODC</p>
<p><u>200/18</u></p>	<p><u>6 – b - NEIGHBOURHOOD PLAN UPDATE</u></p> <p>Cllr Way addressed the council. Deadline for surveys was Sunday 30th. The Steering Committee have not heard about process update since last weekend. However, by the first weekend they had already received 15 and 4 young peoples surveys are already completed.</p> <p>All data will be fed to council and a meeting with WODC will be scheduled. We should have our objectives by 9th Dec.</p> <p>The next Community Open Day is on Sat 9th December in the Elderbank Hall. It was suggested that members of the committee and Council share their time over the duration between 1pm-6/7pm to ensure that as many members of the community can attend and have a members of the Council or steering group committee as a point of reference.</p> <p>The results of the Neighbourhood PI Data analysis will inform and guide the Steering group as they write character assessment and base line evidence. Astrid Harvey Community Planning Officer to help with construction of the Neighbourhood Plan from the WODC perspective to ensure compliance to the requirements of WODC.</p> <p>Andrea Pellagram is a Planning Specialist at CFO has talked to the Steering group. She finished by congratulating the group on the progress they had made and their knowledge and understanding of the NP process and the relevant policies. She will help us write policies that sit within our Neighbourhood Plan. Chris Hargraves WODC Planning Policy Manager will work with Astrid Harvey to ensure that our policies are aligned within the WODC policies within the Local Plan.</p>	<p>Clerk to communicate with Garry Griffin re: Christmas news letter to inform about dates</p> <p>Les Goble to come back when survey completed.</p> <p>Cllr Way to send survey to Christchurch as land agents</p> <p>Clerk to scan Survey to go on FB and Website.</p>

<u>201/18</u>	<p><u>WEBSITE</u> Kyle Anderson was approached about the formatting of the website on different devices. Could this be managed soon as there is now confusion about the clerk address and other e-mails from Carolyn's personal account?</p> <p>Any questions about website send to clerk, not Kyle Anderson</p>	Kyle Anderson to rectify
<u>202/18</u>	<p><u>6 – c - UPDATE RE: OCC MAINTENANCE</u> Cllr Guest has purchased the posts from A. K. TIMMS and will liaise with the clerk regarding positioning for the speed check signs on Burford Road West.</p> <p>A quote has been requested for repairs to the notice board wooden surround and backboard as it is letting in water/ damp. Suggestion was to replace the Perspex with glass as it is stronger and more durable.</p> <p>Cllr Way asked for Perspex or glass to be used to protect the notice board in the allotments at the same time. Costs to be considered after audit.</p>	
<u>203/18</u>	<p><u>6 – d - BURFORD ROAD SPEEDING ISSUES</u> Cllr Ball has brought to our attention some 30 mph speeding stickers for residents in Brize Norton. This was considered a viable purchase and agreed.</p>	Clerk to contact sticker 200 stickers
<u>204/18</u>	<p><u>6 – e - PAVILION REPAIRS</u> Cllr Taylor has provided a quote for the glazing in the Pavillion. This was approved by the council and Cllr Taylor will contact the clerk to arrange glazing to be fitted by the <u>November meeting.</u></p>	Cllr Taylor to forward details to clerk to arrange.
<u>205/18</u>	<p><u>6 – f – NOVEMBER BONFIRE</u> As part of the annual RAF fireworks display Cllr Shillingford is proposing to host a bonfire on the Recreation Ground on the 3rd November 2017. Volunteers to meet at Chequers on Wednesday 4th October Fliers to be delivered to houses Church to organise refreshments: hotdogs, burgers, soup etc. Liaise with Carolyn Peach School to make guy Allotments to provide and locate pallets</p> <p>Cllr Shillingford has also registered Brize Norton Parish for the 2018 bonfire as part of the end of WWII celebrations next November</p>	
<u>206/18</u>	<p><u>6 – g - PLAYGROUND</u> Cllr Squire discussed the letter from Mrs Mulcahy in September. The Playground was inspected by ROSPA (The Royal Society for the Prevention of Accidents) in August 2017 and deemed safe. Kyle Anderson to locate a copy of the report available for inspection and circulate to Cllr Squire, Cllr Ball and clerk.</p> <p>Cllr Ball to respond to Mrs Mulcahy.</p> <p>Cllr Squire to add risk factors to spreadsheet to monitor risk and repair.</p>	<p>Letter to be sent to Cllr Ball to reply. Draft response will be circulated.</p> <p>Cllr Guest to lift swings 2 links in D link</p>
<u>207/18</u>	<p><u>6 – h – ZURICH</u> The Clerk advised that the Council Insurance had been renewed.</p>	
<u>208/18</u>	<p><u>6 – i – CITIZENS ADVICE</u> The clerk advised if any donations should be given to the Citizens Advice, Oxfordshire. It was deemed fit to donate £50, which is a regular donation.</p>	Clerk to prepare cheque for signing in November meeting.

<u>209/18</u>	<u>6 – j - TRAINING COURSE</u> The Clerk requested if any councillors would like to attend any training courses circulated during the month. No offers were received.	
<u>210/18</u>	<u>6 – k - RECREATION GROUND RABBIT PEST PROBLEM</u> The Clerk - After considering 3 quotes it was discussed then authorised to give the responsibility of clearing the rabbits to a member of parish: Gerald Combs 33 Station Road. He will not charge, but will keep the rabbits to sell locally.	Clerk to communicate with Mr. Combs and arrange date to clear. Also give notice to Mr Barnett.
<u>211/18</u>	<u>6 – l - UPDATE OF POLICIES</u> The Clerk Policies have been circulated. If councillors agree in the next meeting in November then they will be posted to the website.	Clerk to amend Freedom of Information Procedures and add footers to other Policies for regular updates.
<u>212/18</u>	<u>6 – m – REMEMBRANCE TREES</u> The Clerk provided a quote from Bampton Garden Plants for 2 x 4m Lombardy Poplar trees to replace the broken ones on the Recreation ground in the WWII Memorial. The quote was deemed too high and another quote will be requested for smaller trees around 2 1/2m tall. Cllr Way will also search for a quote for similar trees.	Clerk and Cllr Way to receive further quotes.
<u>213/18</u>	<u>8 – PLANNING</u> No further updates have been received, applied for and only one has been accepted this month (see attached appendix).	
<u>214/18</u>	<u>9 – FINANCE</u> Consider payments to be made (see attached appendix). The clerk advised that the audit from BDO had been received. Appropriate pages would be scanned and place on the website. The Clerk also advised that the precept would be prepared during the next month for consideration during the November meeting.	
<u>215/18</u>	<u>10 – CORRESPONDENCE</u> Consider other correspondence during this month (see attached appendix).	

216/17

PLANNING APPLICATIONS:

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PENDING PLANNING DECISIONS

16/02588/OUT – (sent through by Minster Lovell PC)	Mr and Mrs Kinch Land West of Minster Lovell	Residential development of up to 85 dwellings together with a new vehicular access onto Burford Road (B4047), footpath links, areas of public open space, children's play area, landscaping and land for potential burial ground (means of access only). Plant
17/01394/FUL	Lagan Homes (agent West Waddy LLP) Land south Upper Haddon	Erection 44 residential dwellings to include up to 35% affordable homes, new access and associated works

Wt

17/02058/FUL	Station Road Brize Norton A Timms 80-82 Station Road Brize Norton	Change of use of part of builder's merchants yard to café
17/02587/FUL (response extension to 8/9/17)	Jack James Homes Painswick House Carterton Road Brize Norton	Erection of detached dwelling and garage with provision of vehicular access
17/02637/HHD 17/02487/LBC (response by 6/9/17) 17/02423/FUL (response by 12/9/17)	Mark Paterson Kings Barn Burford Road Brize Norton	Install 3 roof lights and chimney flue
	Mr and Mrs Todd Roquer Burford Road Brize Norton	Erection of annexe

PLANNING DECISIONS:

Approved: 17/02276/HHD	Ty Senior Westbrook House Burford Road	Erection of single and two storey extensions and garage/workshop
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217/17

ORDERS FOR PAYMENT:

101123	166.97	Fred Bellenger	August village maintenance for War Memorial
101124	314.46	Kyle Anderson	September village maintenance/website
101125	525.15	Alison Riseley	September clerk services
101126	225.95	Carolyn Peach	September clerk services
101127	151.39	Shillbrook	Stationary/ survey
101128	44.74	Alison Riseley	Stamps/ printer ink
101129	120.00	BDO	External audit
101130	155.98	Carolyn Peach	Reimbursement of expenditure to 31 st Aug 17
101131	735.44	WODC	Grass cutting – July 2017
101132	735.44	WODC	Grass cutting – Aug 2017
101133	41.13	TIMMS	Posts for signs and paint
DD	80.00	Christchurch	Allotment / bus shelter payment
	3,296.65	Total	

PAYMENTS RECEIVED

	151.46	Brize Norton Sport	
	151.46	Total	

BANK BALANCE

	£
Current a/c balance at 7 August 2017	6,524.24
Total order for payments	3,296.65
Total receipts	151.46
Bank balance at 26 September 2017 after payments	3,546.02
WODC investment	31,700.00
Total funds at 26 September 2017	35,246.02

218/17

OFFICIAL CORRESPONDENCE:

- (a) PSE August/September 2017
- (b) Barclays – Burford branch closing 18.09.17
- (c) Citizen's Advice West Oxon – request for financial support

E-MAILS CIRCULATED IN MONTH

Rural Services weekly update (not circulated) 11/9, 18/9, 25/9,
Rural vulnerability -13/9, Rural economy- 20/9, Rural transport – 19/9 Rural Spotlight on Villages – 27/9 (not circulated)
PSE – 11/9, 12/9, 14/9, 14/9, 18/9, 20/9, 21/9, 29/9 (not circulated)
PSE – 8/9, 15/9, 19/9, 23/9 27/9 (not circulated)
Oxfordshire Community and Voluntary Action – 7/9, 14/9, 21/9, 28/8 (→ WW)
Oxfordshire Clinical Commissioning Group – Talking Health 8/9, 22/9 (→ WW)
8/9 Les Goble – meeting minutes steering group (↔)
8/9 C Peach – computer set up (↔)
8/9 Robert Courts newsletter (
8/9 Les Goble – aide-memoire draft (↔)
8/9 Sue Hunt (CFO)
8/9 Ben Campion – Village Pond (↔)
9/9 Alison Riseley – meeting #2 (↔)
10/9 Fred Bellenger – remembrance trees (→ SG)
10/9 Pip Squire – Environment Agency & WODC
11/9 Miranda Clark – WODC planning response change or clerk
11/9 OALC minutes and meetings training booking confirmation
11/9 Linda Allport – Zurich Municipal Insurance
11/9 BN pre-school notices
11/9 Les Goble – Survey Distribution List (↔)
11/9 Pip Squire – pond (→ all)
12/9 OALC – reminder of Roles & Responsibilities meeting
12/9 Kevin Issacs – Wheelie bin Stickers
12/9 Keith Butler – Town Parish Clerk Elections in May 2018
13/9 Les Goble – Aide Memoire (↔)
13/9 Jo Goulding – Oxfordshire Art Week, printed for boards
13/9 Becky Crockett – AGM of WODC Campaign to protect Rural England
13/9 Dignity in Care awards (→ all)
14/9 Naomi Stewart – Salford University Adult Safeguarding Conference
14/9 Julie Tucker – printing newsletters

14/9 National Highway & Transport Public Satisfaction Survey (→ AB)
 14/9 Jeffery – Docusign? (C. Peach)
 14/9 Grace Kellener – NHT Public Satisfaction Survey (→ AB)
 14/9 PULSE: Non- profit Heartbeat
 14/9 Andrew Smith – Council Leader needs funding
 15/9 Will Benbow – Savills Meeting (accept)
 15/9 Carol MacKay – Emergency Planning OCC (→ all)
 16/9 Ben Campion – Community Survey
 17/9 Stuart – reply to board repairs
 18/9 TTRO requests – road Closures (→ all)
 18/9 Oxfordshire Playing Fields Association AGM
 18/9 OALC (→ all)
 19/9 Annabel Mulcahy – playground incident (→ all)
 19/9 Bryony – INDO lighting (→ SG)
 19/9 Jamie Davies – Bampton Garden Plants re: memorial trees on recreation ground
 19/9 Transparency code (→ all)
 19/9 Peter Gaskin – Quarry minutes & survey
 19/9 Pet Solutions – query for ferreting (↔)
 19/9 Laura Sandys – Historic villages
 19/9 Landmark Rabbit control – meeting Monday 25/9 (↔)
 19/9 Carolyn Peach - castle water & playground incident
 20/9 Shire Pest Solutions – rabbits in field (↔)
 21/9 Terry Hinchly – post survey
 21/9 Rachel Livingstone – Rights of Way course (→ all)
 21/9 Katheleen Campbell/ Jennifer Williams – parish council links on website (→ KA)
 21/9 Carolyn Peach – Friday meeting
 21/9 Andrew Smith WODC
 21/9 Keith Butler – recycling scheme (→ GG)
 21/9 Robert Courts newsletter (→ all)
 21/9 Will Benbow – meeting acceptance (↔)
 24/9 David Page – Buckland Parish Council (→ all)
 24/9 Tony Shillingford – rabbits/ ferrets
 25/9 Carolyn Peach – Bank statement & **audit information**
 25/9 John Bell – Quarry Blasting notice (→ all)
 26/9 Tony Shillingford – November Bonfire (↔)
 26/9 Pip Squire – meeting minutes
 26/9 Pip squire – Carolyn's timesheet
 26/9 Carolyn Peach – Allotment Meeting Minutes and agenda (↔)
 26/9 Brian Barnett (→ all)
 27/9 Hannah Gush – Carboot Sale
 27/9 Carolyn Peach – reimbursed expenditure
 27/9 Kyle Anderson Timesheet (September)
 27/9 Andrew Smith WODC – affordable housing (→ WW)
 27/9 Oxford Community – PULSE
 29/9 Pip Squire – Savills follow up (→ all)
 29/9 Matthew Barber – Policing in the Thames Valley
 29/9 Andrew Smith – WODC
 30/9 Pip Squire – Lease of land between Christchurch and BNPC (→ all)
 30/9 Pip Squire – Public Open Space Agreement – (→ all)
 30/9 Pip Squire - football notices as agreed with Savills (→ all)
 30/9 Carolyn Peach – AGGROW update (→ all)

219/18	<p>COUNCLLORS REPORTS AND ITEMS FOR FUTURE AGENDA</p> <ol style="list-style-type: none"> 1) Clerk to prepare finances in preparation for Precept: summary of Budgets, expenditure etc. Consider where we have got to compared to where we expected to be. 2) Policies to be prepared and agreed. It was considered that the Transparency Coding not currently necessary as changes will be coming in next year. 3) Rights of way 2026 to make sure footpaths are mapped. Members of steering committee are planning to walk the Public footpaths to ensure all are accessible 4) Cllr Way made a request for a Perspex door on the allotment notice board – funding to be considered next meeting 5) Consider parking problems in the village. Explore what we can do regarding the council (parking permits, special residents parking, double yellow lines etc) 6) Cllr Guest to undercut the overhanging branches on the allotment and tennis court. During the next month he will endeavour to take out the horse chestnut tree which is in danger of falling and will get a chipper in. He will put branches on the bonfire. 7) Request to take the tennis net down for the winter. 8) Cllr Guest requested that the Council consider an upgrade of a ‘billygoat’ which will be a multipurpose, useful leaf and litter machine to replace the existing one. It is possible to part exchange the old one towards the new one. 	<p><u>ACTION</u> Clerk/ Carolyn Peach</p> <p>Cllr Way</p> <p>C. Peach</p> <p>Clerk to contact</p>
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There being no further business the chairman declared the meeting closed at 9.20 pm.

Date of next ordinary meeting **Monday 2nd November 2017** in **The Pavillion** at **7.30 pm.**



**Meeting with Savills (Roger Smith) & Christchurch (Will Benbow) and Brize Norton
Parish Council (BNPC)
18th September 2017 7pm in the Pavillion (BNS&SC)**

Attendance:

Mr. Smith, Mr. Benbow, Cllr. Squire, Cllr. Shillingford, Cllr. Campion, Cllr. Way, Mrs Alison Riseley (clerk)

Apologies:

Cllr. Ball

The meeting had been requested by BNPC to:

- 1 Discuss the purpose of the **'notice of Land Owner deposit: Brize Norton Estate'** posters that had appeared around the village.
- 2 Obtain an update on the S106 Agreement for the West Brize Norton development and the associated Agreements

1 Purpose of notices 'notice of Land Owner deposit: Brize Norton Estate'

Mr. Benbow explained that this had been carried out by OCC under the Overarching Highways Act 1980, part 12: sections 238-271 (Acquisition, Vesting and Transfer of Land).

The purpose is to acknowledge existing footpaths or public rights of way across land and then confirming them as rights of way. They are not creating any more or extinguishing any either. It is a protection against creating any new rights of way and a standard procedure that most landowners do, which lasts for 20 years.

The process requires a deposit by the landowner with OCC, which Christchurch initiated two/three years ago OCC have only recently actioned the deposit, which were then posted on their website, with two steps:

- a) Register interest
- b) Further declaration (by posting notices informing residents of intention and allowing them to respond), the notices around the village.

BNPC advised that as part of their Neighbourhood Planning Process they had noticed:

- * The existing footpath across the West Brize Norton development appeared to have been moved as part of the development. Savills advised that this was not the intention, the existing footpaths across the site should remain and be incorporated into the new development. There is no initial intention to move any footpaths.
- * The footpath through the new "country park" will be a public open space protected by the section 106 agreement and as such will not need designation as a footpath.
- * Christchurch advised that the definitive (OCC) map is not always the same as that shown on the OS.

The BN Neighbourhood Planning Team have overlaid footpath usage as accurately as possible onto new plans. Questions on the Neighbourhood Plan survey may highlights some new paths used by residents, which are not shown on current maps. BNPC will respond to the Footpath declaration as appropriate once the survey findings are published

Christchurch asked if they, as a major parish stakeholder, had been sent a copy of the Neighbourhood Plan Survey Questionnaire. The Chairman apologised for their oversight and agreed to have one sent to both Savills and Christchurch.

* A question was raised with regards to paths not on the plans. Christchurch advised obvious, purposeful pathways could be agreed with a formal undertaking with Christchurch and agreed by the OCC, however, these would be "permissive paths" would not be permanent rights of way.

* Cllr. Shillingford sought confirmation that the recreation/ allotments, which are covered by separate formal lease agreement between Christchurch and BNPC, are not affected by this declaration. This was confirmed.

- **Action:**

Cllr Way to send Mr. Smith and Mr. Benbow a Neighbourhood Plan survey each.

2 Section 106

Savills advised that the Heads of Terms have been agreed. There had been further delay during negotiation with WODC on the funding of the balancing ponds and their maintenance once constructed. However, agreement has been reached and it is now down to respective solicitors to amend and agree, then circulate ready for signature. They are optimistic that the S106 can be finalised during October.

Savills clarified the agreed ownership/maintenance regimes for the balancing/attenuation ponds that are to be built as part of the S106 agreement as follows:

- Bloor homes will fund three of the four original offsite "flood alleviation" ponds as follows:
 - Pond 1 north of the B4477 –BNPC has copies of the concept design for this pond.
 - Pond 2 adjacent to the village pond by the Masons Arms. The village pond will remain as is, the flood alleviation pond will be immediately downstream of it. – BNPC has copies of the concept design for this pond.
 - Pond 3 will not be built, the WODC Drainage Specialist considers that it will not provide any significant flood alleviation benefit.
 - Pond 4 on Astrop Farm between the concrete track and the Curbridge Road. The Minster Lovel sewer and power lines are in the vicinity of this pond and a design has yet to be developed.

Once constructed these ponds will be maintained by WODC.

- Bloor homes will fund the "balancing pond" that will be constructed on the south-east corner of development site between the RAF hangers off Carterton Road. Once constructed this pond will be managed by BNPC under the "Open Space Agreement" to be entered into between Bloor Homes and BNPC (see next section). BNPC has copies of the concept design for this pond.

Agreements supporting the S106 Agreement

BNPC is not a signatory to the S106, however there are two underlying Agreements that BNPC is party to:

a) Open Space Agreement between Bloor Homes & BNPC

BNPC is aware that discussions have taken place between BNPC Solicitors John Welch and Stammers (Jeremy Briars) and Bloor Homes Solicitors, but had not seen any documentation for review/agreement. Savills advised that this is between BNPC and Bloor but they understood it is essentially agreed. BNPC need to ascertain the document status as the Agreement needs to be reviewed by Councillors before they can vote on its agreement for signature.

b) Buffer Land Lease between Christchurch & BNPC

BNPC advised that the 150-year lease has been in its final form for some time. However, they had not seen the proposed Sports Field Lease. Christchurch advised that this was with the BNPC Solicitor.

* Cllr Campion asked if there would be any merit in changing the land registration of the buffer land fields to reflect the different sections (balancing pond, fields and access strip from the Carterton Road. Christchurch advised that a single title, part let is easier to manage than a number of smaller titles.

- **Action:**

These two agreements need to be reviewed and finalised as a matter of urgency so that they can be signed at the same time as the S106 Agreement. Therefore:

Cllr. Squire to contact WODC to confirm that there have been no significant changes, other than to the balancing ponds as described above.

Cllr. Squire to contact Jeremy Briars regarding documents before the next Parish Council meeting on Monday 2nd October, so they can be presented for discussion and hopefully be prepared ready for agreement at the November Parish Council meeting.

c) Status of Bloor Homes Master Planning

Savills advised that they are not aware of and further master planning work since the last discussions in 2016. Some work may have been done in the background, but none has been released.

However, once the S106 is signed and Outline Planning Permission is granted then detailed master planning and design development will progress quite quickly so that Bloor can submit a Reserved Matters Planning Application. Once the Reserved Matters Permission is granted there will be a period while pre-commencement conditions are discharged before works can start on site. It is expected that the first phase will be for circa. 150 houses off roundabout off Monahan Way as soon as possible in 2018.

The Parish Council had an open discussion with Bloor Homes at a meeting some 9 months ago. Further discussion should be instigated as soon as possible after S106 signed. Clerk or Cllr Squire will approach Bloor by e-mail to re-engage with the masterplan development process and follow up by arranging meeting as soon after the S106 has been signed as possible.

- **Action:**

Cllr Squire to Contact Bloor Homes (Kevin Haynes – land director) or Cairo Nichols (lawyer) to ask about reinitiating discussion after S106 signed. Other potential contacts are Lis

Holdsworth 01684 278138 - lis.holdsworth@bloorhomes.com Steve Macpherson or Steve Roberts (MD)

AOB

Savills asked if the BNPC were aware of progress on the Lagan Homes application – BNPC advised that they and OCC had objected twice on concerns over flooding and access to Station Road. The Application had been referred to the Planning Committee, but no hearing date had been set.

There are no other significant applications in the parish. However speculative plans have been seen for “Mrs. Brown’s Fields”. 15 acres between A. K. Timms /Station road and the airbase. The plot has been sold with possible ‘development rights’.

Further discussion continued on development in Brize Norton/ Carterton North in the distant future. It is considered that Carterton is likely to grow again, however, further growth is not possible to East or South as there is no more space. Western sites are promoted by Crest Nicholson, David Wilson and Bloombridge to the North. Land to the North East is being promoted by Christchurch.

The Chairman thanked the participants for taking time to attend the meeting and for the free discussion that took place.

The meeting closed at 8:30pm