

## **WNF Steering Committee**

### **Minutes of a meeting on 12 July 2023 at 7.30pm**

In attendance: Paul Buckley, Tony Dale, John Bleach, Richard Lawrence-Wilson, Andrew Siantonas, David Stone, Mary Brown, Katherine Kaye, Tamsin Smith (arrived after 9.30pm), Cllr Jo Sandelson, Cllr Steve Goddard

#### **1. Apologies**

Suzy Donald

#### **2. Declarations of interest**

None

#### **3. Minutes of last meeting on 16 May 2023**

The Minutes were agreed.

#### **4. Matters arising from the Minutes**

Item 5.1: It was agreed that the application for CIL money for 'Furniture for Wolvercote Community Hub' would be from WNF as applicant, so this could be progressed as soon as possible, without waiting for completion of formation of the new Community Benefit Society.

Item 8: There had been a good level of attendance and interest shown in the WNF stall at 'Fun on the Green' day 17 June 2023. The stall had been manned by at least two WNF SC members all day.

#### **5. Community Benefit Society for 'Wolvercote Mill' Community Centre**

Tamsin reported on progress in creating a new charitable Community Benefit Society to own and run the new community building. An application had been made to form the CBS. Among the rules applying to the CBS would be an 'asset lock', that would ensure that the asset represented by the building remains in the hands of the community, whatever happens to the CBS. Cala had agreed to meet the maintenance costs for the first two months after handover, and financial support had been offered by Wolvercote Carbon Neutral. A 'snagging' meeting with CALA representatives had been planned for 14 July, to check what repairs, if any, were needed before handover of the building, which would take place once the legal status of the CBS had been established.

It was agreed that, when details of the CBS had been finalised and checked by WNF SC for consistency with WNF's vision for use of the new building, the SC would contact CALA to

confirm that WNF agrees that handover of the building to the CBS is consistent with the S106 condition. [ACTION]

## **6. Review of WNF public General Meeting 7 June, 2023**

- The General Meeting had taken place at Cutteslowe Community Centre (CCC) as planned.
- Publicity had been more extensive than for previous public meetings in the east of the WNF Area: (1) email contact via the WNF email list, and via the list of community organisations, (2) posters at all the usual sites (13), (3) Six Neighbourhood Watch and resident association groups, (4) leaflets to all addresses east of Woodstock Road not covered by (3) (except for some flats that could not be accessed).
- Welcome additional help had been provided on the day by the CCC manager (Steph Jankovic) and volunteers who helped with catering.
- About 40 people had attended. SC members felt the meeting had been well received, and there was a good response from the audience. Useful points had been made by the audience – e.g. Robert DeNewtown’s comment that the number of employees planned for Oxford North could easily be exceeded. However it was agreed the length of the agenda had meant there was less time for audience participation than had been hoped for.
- The agenda (and speakers) had been: (1) Community facilities: Cutteslowe Community Association (Steph Jankovic); the proposed new Wolvercote Community Centre (Tamsin Smith); (2) CIL and the application process (Tony Dale); (3) Current major building plans and developments: Oxford North (John Bleach); St Frideswide and Water Eaton (Paul Buckley).
- It was agreed that summary notes on the meeting should be provided on the website. [ACTION]

## **7. Developments and Planning Applications**

### **7.1 Water Eaton PR6A (CDC application 23/01233/OUT) update**

WNF SC had submitted comments, objecting to several features of the planning application. A decision from CDC was awaited.

### **7.2 OUFC Stadium proposal (see [www.oxfordshire.gov.uk/thetriangle](http://www.oxfordshire.gov.uk/thetriangle) )**

OCC’s public consultation was under way, asking for opinions on how well OUFC’s plans addressed seven objectives set by the County Council, with a deadline of 23 July. It was agreed that WNF SC would submit comments. Particular concerns were (1) potential problems from the lack of sufficient parking spaces, and traffic congestion; (2) the small size and quality of remaining green space that would be left between Oxford and Kidlington. Suggestions from SC members were requested by 16 July. PB would then assemble a draft response and seek approval from the SC. [ACTION]

### 7.3 Oxford North Plot C (23/01412/RES)

There was concern about the planned height of the building, which would exceed the building height profile set in the outline planning permission. It was agreed that WNF SC would submit an objection. PB would prepare a draft and seek approval from the SC. Comments from SC members were requested by 20 July. [ACTION]

### 7.4 The Trout balustrade (23/01208/FUL and 23/01209/LBC)

JB and MB had submitted objections to the proposed design. The deadline for comments was already passed. WNF SC had not submitted comments.

### 7.5 21 Meadow Prospect (23/00416/OUT) update

It was noted that this application had been refused planning permission.

### 7.6 Botley West Solar Farm

It was noted that this proposal was currently being considered by a Planning Inspector. There was no opportunity available at present for WNF SC to express an opinion.

### 7.7 Other planning applications since last meeting

The list of planning applications that had appeared since the last meeting was noted. All had been examined by MB and PB. It was agreed that WNF SC would not respond to those marked 'No comment'. SG reported that 23/01154/FUL (20 Kirk Close) had been withdrawn.

## 8. CIL Rounds 3 and 4

### 8.1 CIL Round 3

All successful applications had been forwarded to the City Council, including the Wolvercote Mill furniture application, but no word had been received as to what stage the applications were at with the Council. It was agreed to contact Council officer Chris Cameron to enquire what progress had been made in processing the applications. [ACTION]

It was noted that the CIL sub-committee members had met most unsuccessful CIL applicants, to advise them on next steps. However Suzy was still waiting for a reply from the Scouts. An application from Davenant Road was expected in Round 4.

### 8.2 CIL Round 4

It was agreed to change the terminology, and to refer to this as the 'Autumn 2023 CIL Round', and similarly for future rounds. Publicity had already commenced for this round. 20 community groups had been contacted. Posters had been produced and would be posted at the 13 usual locations. [ACTION]. Information was prominent on the WNF website, where Guidance Notes and the Application Form were available. A list of key dates for this round was agreed (amended slightly from those previously proposed). Deadline for applications to be received for consideration in this round: 18 September. Longlist to be created: 3 October.

Longlist to be published on WNF website: 5 October.

Decisions to be made on applications: 17 October.

Decisions to be confirmed to applicants: 31 October.

It was noted that an application had already been received from Wolvercote Primary School.

#### **9. Report on a joint meeting with Summertown St Margaret's Neighbourhood Forum SC**

An online meeting had been held on 13 June between some members of the SC and representatives of the SStMNF SC. Those who had been present felt it had been a useful meeting, sharing experiences and updating each other on major developments, and it would be helpful to have such meetings regularly.

Topics of special interest to WNF were:

The process of the NF itself applying for CIL money – SStMNF had experience of this.

How to raise funds to support functioning of the NF.

The Diamond Place development. SStMNF are currently involved in discussions about its design. Since it will include a substantial new health centre, it will have potential importance for WNF Area residents. SStMNF agreed to keep WNF SC informed if any issues came up where WNF needed to be involved.

#### **10. Any Other Business**

##### **10.1 Mill Stream poplar trees**

It was noted that Oxford University (as landowner) had been felling about 90 poplar trees alongside the Wolvercote Mill Stream, with no consultation with or notification of nearby residents. It was agreed that the University should be contacted to express the SC's disappointment at their lack of community engagement in this project. [ACTION]. It was also agreed that some SC members would attend a meeting promised by the University, where they would explain the tree felling and their plans for re-planting. [ACTION].

##### **10.2 Christopher Hardman**

It was agreed that JB would convey the SC's best wishes to Christopher. [ACTION]

#### **11. Dates of Future Meetings**

It was agreed to hold remaining 2023 WNF meetings as follows:

Wednesday 20 September (SC)

Tuesday 17 October (SC)

Tuesday 7 November (AGM)

Wednesday 13 December (SC – provisional, to be confirmed)

The meeting closed at 10pm.

AS/PB