



WNF Steering Committee

Draft minutes of a meeting on 13 December 2023 at 7.30pm

In attendance: John Bleach, Mary Brown, Paul Buckley, Tony Dale, Richard Lawrence-Wilson, Katherine Kaye, Andrew Siantonas, David Stone, Cllr Steve Goddard, Cllr Jo Sandelson.

1. Apologies

Suzy Donald, Cllr Laurence Fouweather, Cllr Andrew Gant

2. Declarations of interest

There were none.

3. Minutes of previous meeting on 17 October 2023

A correction was agreed: Katherine Kaye was in attendance. Subject to this change, the Minutes were agreed.

4. Matters arising from the Minutes

Item 5.6: Wolvercote WI had been thanked for providing refreshments at the AGM.

Item 6.2: An agreed WNF SC response had been submitted to the OUFC's consultation on their proposal for a new stadium at the Triangle, objecting primarily to their proposed match-day closures of Banbury Road.

Item 6.3: An agreed WNF SC response had been submitted to the public consultation by developer Hill Residential, on plans for Land South-East of Canalside (adjacent to Goose Green Close).

Item 7.9: TD reported that he had asked Chris Cameron (at Oxford City Council) about the status (with respect to eligibility for CIL) of the White Hart community pub. He had responded that there was no problem with White Hart receiving CIL funds. It was also reported that the White Hart had applied for Community Benefit Society status.

5. Review of 2023 AGM on 7 November

5.1 Organisation

It was agreed that organisation of the AGM had worked well. Attendance had been satisfactory but slightly lower than 2022.

5.2 Feedback

Helpful feedback had been received from discussion and Q&A with attendees. In response, it was agreed to use available means of communication (email via MailChimp, Facebook, website) to alert residents to major planning public consultations affecting the WNF area. PB and JB would look out for such consultations and decide which were likely to be of sufficient interest to justify such alerts. Another issue raised had been

what could be done about A34 noise mitigation: it had been explained that CIL regulations had not allowed CIL money to be used for a noise survey.

6. Developments and Planning Applications

6.1 Oxford City consultation on Oxford Local Plan 2040

Public consultation on the Plan was under way, with a deadline of 5 January 2024. It was agreed to ask for an extension of this deadline for WNF. It was agreed to respond, and to use the WNF submission to the 'Preferred Options' consultation as the starting point for preparing the response. KK, DS and TD agreed to work together to prepare a first draft response. This would be circulated by PB to the SC for any revision, approval and submission by the deadline. It was agreed that, among the points made would be that all buildings should be constructed in a carbon neutral way.

6.2 Oxford City consultation on CIL

The meeting noted that there was also a current public consultation under way on changes to the CIL arrangements for Oxford City. The changes referred only to a raising of the CIL charge on certain types of development. The only implication for Wolvercote would be a slight increase in CIL money available. It was agreed not to respond.

6.3 Other planning applications

23/02122/FUL 36 Hayward Rd. It was agreed to object. KK would prepare a first draft.
23/02391/ADV for an advertising hoarding along the entire length of Canalside. It had been revised to remove almost all the illumination. There was discussion of whether to respond: it was finally decided to respond, objecting primarily to the scale of it.
23/02753/FUL 11 Churchill Place. It was agreed to respond, asking for replacement of the two trees that would be removed. MB would prepare a first draft.

7. CIL

7.1 Updates from CIL Rounds: Spring 2023 and Autumn 2023.

- (1) The White Hart CCTV was now installed.
- (2) The White Hart kitchen renovation: 2 quotes had been received but much higher than previously (up to £36.5k). The White Hart would be asked to check and explain the higher figures.
- (3) Electric bike for No-One Goes Hungry: assurance was needed on how it would be stored securely before funds could be issued.
- (4) There was no progress to report on the Scout hut project.
- (5) Davenant Road build-outs: a submission requesting CIL for design work would be made to the City Council, to see whether they will accept such a request.
- (6) There had been a request from Cherwell School that it be considered for WNF CIL funds. This raised an important issue of principle as the school lies outside the WNF area, but serves many residents within the WNF area. It was agreed to respond saying any applications would be considered on their merits against the objectives of the WNF, therefore a generic answer is not possible. The SC would need to see details of any proposals before an answer could be given.

7.2 Website coverage of CIL

It was noted that the website's information on CIL could be confusing to potential applicants. (i) Information on what CIL is intended for and the criteria for eligibility of projects for CIL was provided in several places on the website, and the different versions were worded differently. It would be preferable to have only one clear statement of the criteria, to avoid any ambiguity. (ii) The website needs a clear statement of what projects had been approved in previous rounds. (iii) The home page needs to provide up-to-date information about the current CIL Round. The CIL team would investigate and ask Steve Roberts to implement changes needed.

7.3 Planning a long term strategy for CIL

With several large developments current and in the pipeline for the WNF area over the next 10 years, it was recognised that during this period: (a) relatively large amount of CIL would become available, and (b) the size of the WNF community, and consequently its needs, would grow considerably. In view of this, it was agreed that the SC needs to begin to develop a longer term strategy for CIL spending. It was also agreed that a helpful first step would be to obtain, if possible, an estimate of how the CIL available was likely to develop over time. City Council advice on this would be requested.

8. WNF SC Operational matters

Because of shortage of time, the following operational matters were deferred to future meetings:

8.1 People (recruitment of additional help for the SC by co-opting)

8.2 Money (how to finance WNF activities)

8.3 Communications with members

8.4 Review of the Neighbourhood Plan (when and how)

In addition, the SC agreed provisional dates of its future meetings, aligned to the already-agreed CIL schedule for the Spring Round 2024 (they would be cancelled if not needed): Tues Jan 16, Wed Feb 7, Tues 26 March, Wed April 17, Tues May 14, Tues July 9; with a public meeting on Wed June 5.

9. Oxford Brookes University student projects

TD had provided these suggestions for student projects to Adam Symons of Oxford Brookes University.

(1) Bird nesting platforms at Wolvercote Lakes;

(2) River water quality in the WNF area (Dr Clare Robertson had been recommended as a helpful contact for this).

10. Wolvercote community building: update

Tamsin Smith had provided the SC with a helpful update on developments at The Wolvercote Mill community space. Key points were: the café had been the greatest success so far; more publicity was needed for other activities.

11. Any other business

- 11.1 The committee expressed thanks to KK for volunteering to take on management of the WNF Facebook page.
- 11.2 It was agreed that WNF should be represented at the AGM of Oxfordshire Neighbourhood Plan Alliance (ONPA), to be held on Saturday 13 January. PB planned to attend.
- 11.3 It was reported that Christopher Hardman was unwell and in hospital. It was agreed to send him best wishes.

12. Date of next meeting

The next meeting would be on 16 January (provisional, to be confirmed).

The meeting closed at 10.20pm.

AS/PB