

Action Notes from April 14th, 2016

Present: Diane Bohm, Eric Bohm, Roger Evans, Mike Finbow, Bob Hessian, Yasemin Olcay, Alex Reid., Norman Machin

In attendance: Patsy Parsons, Mr. and Mrs. Pangu, John Roper

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| Matters arising | SD stated review date of questionnaire was being discussed. | Susan Daenke and Patsy Parsons |
| Financial Report | EB to submit end of year report with amendments to PC. Grant application to District Council is being processed. EB recommends that we use a delivery company to deliver next round of flyers. | Eric Bohm |
| Sites for development (Diane Bohm DB) | <p>DB gave an overview of what the village wants:</p> <p>Houses to be build within the village footprint Accessible footpaths Access to centre of the village Young mothers request a safe route to the playground-builder estate Housing types should be relevant to the village's needs: home for young families, affordable houses, homes for single people, homes that villagers can downsize to Retain the character of the lanes, new housing should be traditional or contemporary but not look like a volume build estate</p> <p><u>Fir Tree Farm site:</u> The site was originally proposed with 8/10 houses and an additional field for reserve housing as needed. This could add an additional 7/8 houses.</p> | |

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| | <p>We should consider what the access would be from Northampton Road. JR suggested landowners should be approached for suitable sites. RE responded that the Millers, Hopkins and Pangu had volunteered their land and it was stated on Cherwell's plan as viable land WG012. JR thought that the Hopkins land already had outline permissions.</p> <p>RP stated access via 'Fir Tree Lane' had previously been turned down .</p> | <p>DB to check the historic permissions</p> <p>DB to check new views on access</p> |
| | <p>Discussion around what piece of land was identified in the Neighbourhood Plan Proposal paper. RE clarified that two fields were seen as suitable for housing, some immediate and some held in reserve.</p> <p>The question we need to answer for our final report is: how many houses does the Steering Group recommend to be build on Fir Tree Farm property?</p> <p>RE stated that all plans must have full site brief guidelines for access, density, height, and materials.</p> <p>Numbers of houses? RE reminded us that growth shouldn't be more that 15%. The Southfield Farm Phase One development counts towards the numbers.</p> <p><u>Knowle Farm Field (Mr. Hopkins land)</u> This field adjacent to Fir Tree Farm has been offered for development of 3 or 4 houses. Access could be from Knowle Lane.</p> <p><u>Ruth Pangu's field</u> This field has been offered for allotments, alms houses or whatever we might see as necessary to complete the development.</p> <p>Issues: a) The use of Greenbelt Land</p> | <p>RE and NM to prepare a site brief.</p> <p>Further discussions of land use. DB</p> <p>Further discussion of land use DB</p> |

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| | <p>All of this land is Greenbelt although Fir Tree Farm is now used as a commercial agricultural enterprise</p> <p>b) Numbers of houses counted: Houses in groups of 10 will be counted. Smaller amounts of housing are seen as infill.</p> <p>The overall impact of new housing could be managed by staged development.</p> | |
| Nursery | To be discussed at the next meeting | DB |
| Where we are now (Roger Evans RE) | <p>Points to be decided:</p> <ol style="list-style-type: none"> 1. What documentation should be presented in the plan? 2. Should maps be professionally produced? 3. Do we Desk Top Publish? 4. Should the appendix be in Word? <p>Points to note:</p> <ol style="list-style-type: none"> 1. The report has to be attractive, interesting to read, stimulating in content. . 2. Alex Reid and Mike Finbow to edit, at DTP stage it has to be as good as final 3. Graphic Designer has been costed and three days contingency have been included 4. David Peckford will give guidance before the final draft. Sustainability and environmental assessment are the biggest worries 5. Questions for D Peckford: <ol style="list-style-type: none"> a. What level of detail does he need for the data? b. Does our archive on the website stand as evidence? 6. Policies: <ol style="list-style-type: none"> a. These need to be high level statements clarifying to the village with umbrellas which are Cherwell's policies. | <p>Editorial team to decide</p> <p>Mike Finbow to contact Cherwell.</p> <p>RE and MF to review</p> |

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| | <p>b. Traffic needs to be a statement in the policies.</p> <p>c. List of things for the Parish Council needs to be simplified, some brought forward.</p> <p>7. An informal meeting with the Parish Council needs to be arranged.</p> | Bob Hessian to help with this. |
| Public Consultation (DB) | The third village meeting will be planned as soon as the draft is complete – information day. | DB advise on best date. |
| Village News | Discussion around the editors comments in the Village News. | Susan will speak with the Editor and contribute to the next edition. |
| Date of next meeting. | 12th May, 2016 | |

Notes: Yasemin Olcay