

CURBRIDGE AND LEW PARISH COUNCIL

Minutes of the Parish Council Meeting

Virtual meeting using Zoom software, Monday 12th October 2020, 6pm.

PRESENT: Cllrs. Glenn Gannon (Chair), John Courtney, Angela Boddington, Patrick Foley.

IN ATTENDANCE: Ted Fenton (County Cllr), Ben Woodruff (District Cllr) One member of the public, Howard Higgins (Clerk & RFO).

48. APOLOGIES FOR ABSENCE

Cllrs. Mark Wilson, Tony Wilson .

49. DECLARATIONS OF INTERESTS BY MEMBERS AND OFFICERS

None.

50. MINUTES

RESOLVED: that the minutes of the meeting held on 7th September 2020, which had previously been circulated, be approved as a correct record and signed by the Chairman.

51. MATTERS ARISING FROM THE MINUTES NOT ON THE AGENDA

None.

52. COUNTY AND DISTRICT COUNCIL MATTERS

Nothing to report on District Council matters.

For County Council matters the main focus continues to be COVID-19. The message is that anyone who displays symptoms to please get checked. Ted and Ben left the meeting.

53. COLWELL GREEN DEVELOPMENT

2 Cllrs and the Clerk attended a meeting with the developer who is looking to get change of use from employment area to residential. Following the meeting with the developers they submitted 2 draft outline plans to the Parish Council for what the housing could look like. These are similar except for the housing backing onto the industrial units.

General discussion about this development. RESOLVED as follows:

- Support change of use from employment to residential:
 - There is now permission for an hotel on the site at Witney Lakes so it does not seem logical to have a further hotel on the Colwell Green site.
 - In terms of traffic it does not make sense to have an employment area that has to accessed through a new residential site.
- Housing with at least half having proper home offices (e.g. proper communication cabling and sound-proofing) to compensate for the loss of an employment area. This is also with a view to the increase in working from home.
- Houses rather than flats to be consistent with the whole development.
- S106 to be met with provisional suggestions being:
 - pro-rata on current arrangement with the rest of the Colwell Green site;
 - replacement of cycle path on A4095 - if permitted by OCC.

54. PLANNING APPLICATIONS

- 20/02054/FUL | Erection of agricultural storage building. Land At E432490 N207077 West Of A4095, Lew. RESOLVED: Severe reservations expressed about safe access to and from A4095.
- 20/02254/HHD | Alterations and erection of single storey side extension and two storey rear extension with loft conversion, including rear box dormer. 2 Well Lane, Curbridge. RESOLVED: No comments other than that for any works safe access must be maintained for pedestrians given the recent blocking of the pavement by vehicles at this site.

55. FINANCE

Cheque payments made since last meeting: Parish Hall refurbishment stage payment (£12,561.60); Compulsory external audit fees (£240.00); PAYE (£192.00); Earth bund removal (£1,080.00); Grass cut and dog bins (£793.71). Direct debit payment: Parish Hall electricity (£365.45).

Bank balance as at 1st October 2020 = £40,912.82. High balance due to receipt of S106 funds and remaining precept. VAT refund received. Clerk explained a cheque has been lost in the post and a replacement payment arranged (stop issued on the missing cheque - not banked).

Half year review and details explained by Clerk. High half year balance is mitigated by large payments due. The reserves will be depleted this year. Some of this is due to unexpected costs with the Play Area refurbishment (removal of concrete base and resulting unsatisfactory earth bund). These costs came about after the setting of last year's budget. Originally it was intended to have 2 electronic speed signs in Lew. However the unexpected cost of sourcing and installing the road posts (OCC did not have the funds to meet this cost) meant one sign had to be put on hold although the required post was installed in readiness for when funds available.

56. WELL LANE PLAY AREA AND PLAYING FIELD

Play Area COVID-19 risk assessment reviewed and no change. Possible view to having more robust signs rather than laminated posters.

October inspection signed by Chairman. The earth bund has now been removed. WODC inspection highlighted split in a timber on the play equipment. RESOLVED: Chairman to chase play area contractor to address split timber and grass seeding of the former earth bund area.

Fence replacement expected this month.

57. SUNDRY NOTICES

- Parish hall works underway. Building control have instructed on the replacement of the window in the toilet area. RESOLVED: Contractor to replace window.
- Clerk has obtained OCC funding element of grass cut if this taken on by the Parish Council Clerk has just arranged for further quotes from the grounds maintenance contractor to check overall costs. The 'urban' cut within the whole Parish currently undertaken by OCC covers the village of Curbridge only. Other areas, including Lew, are 'rural' cuts that remain with OCC. ACTION POINT: to be discussed at next meeting when fuller costs known.

Next Meeting - Monday 9th November.

Cllr. Glenn Gannon, Chair of the Council
Signed 9th November 2020