

NUFFIELD PARISH COUNCIL MEETING MINUTES

HELD AT 7PM ON 27TH MARCH 2025 @ The Maker Space

Present:

Gill Austin (GA, Chair), Peter Neagle (PN, Councillor), Mary Anderson (MA, Councillor), Dave Wood (DW, Councillor), Annette Young (AY, Clerk), Members of the public – 5

2025/03/1. Apologies: Dave Passmore (DP, Vice Chair), Matt Byrne (MB, Councillor)

2025/03/2. Declarations of Personal or Prejudicial interests: None

2025/03/3. Confirmation of the minutes of 30th January 2025.

These minutes were agreed and signed by the Chair

2025/03/4. Public Participation. Included in matters arising below.

2025/03/5. Actions and matters arising from those minutes

- a. **Roads – flooding.** Reminder to keep reporting any issues on the <https://fixmystreet.oxfordshire.gov.uk/> platform.
Speed/crossing. AY has drafted wording for a petition for an island crossing between the two bus stops in the 40mph on A4130. After final approval by Councillors, the petition will go live online, at change.org with printed copies in The Maker Space (PN). Further copies to be distributed to HMP, Golf Club (GA), Ramblers Assoc, Chiltern Society (DW), NT, Care home (AY). GA to draft wording for email. There was also discussion about contacting media, MP, SODC and OCC Councillor. Police to continue to be informed of incidents including high decibel levels and anti-social behaviour. MA to look into joining the TVP Community Speed Watch Scheme <https://www.thamesvalley-pcc.gov.uk/get-involved/community-speedwatch/>
- b. **20mph speed limit.** 20mph has now been painted on the roads, but R3 is still missing. AY to follow up.
- c. **Fred's Field lease.** GA continues to liaise with OCC regarding purchasing Fred's Field for community use. OCC are reluctant to sell. Community Asset registration to be followed up by AY.
Nuffield Educational Trust Ransom Strip. No formal registration of the "ransom strip" can be found on record. GA to write to NEdTrust to confirm the area comes under the Parish Council lease area.

2025/03/6. Holy Trinity Nuffield. Discussion about concern of no action by the Nuffield Community Centre Project (NCCP). GA to write to Jon Erbetta for update.

2025/03/7. Report OCC. See separate report for Oxon-wide updates [here](#).

2025/03/8. Report from SODC. See separate report [here](#).

2025/03/9. Planning

a. **New & Awaiting decisions**

P25/S0809/HH Prospect House Nuffield Lane near Nuffield OX10 6QJ

New detached garage including ancillary accommodation. **End Consultation Period 9th April 2025**

P25/S0219/AG Chiltern Ridge Farm Park Corner RG9 6DX

Erection of an agricultural building for the storage of hay and straw. Target Decision Date 19th February 2025

No decision Issued

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[P24/S3592/HH](#) Woodsgift House Nuffield Lane near Nuffield OX10 6QQ
Form new entrance and driveway. Target Decision Date 14th March 2025. **No decision Issued**

[P24/S3178/FUL](#) English Farm, English Lane near Nuffield
Erection of building and station of mobile butchery unit within that building, formation of new access with associated track, and associated works. **Target Decision Date 28th February 2025. No decision Issued**

[P24/S2451/FUL](#) Upper House Farm Access Road To Upper House Farm Nuffield RG9 5TB
Retrospective application for the development of a stable block, storage barn, haybarn and associated groundworks, creation of a new access from the byway, permeable hardstanding to equestrian yard, replacement of disused agricultural building with a garage and replacement permeable hardstanding, landscaping scheme, and drainage. No PC objection. **Target decision date 6th Dec 2024. No decision Issued.**

b. Decisions made

[P24/S3861/S73](#) Comus, Howbury Lane near Nuffield RG9 5SU. Variation of condition 2 (Approved plans) on application P23/S3449/FUL (Erection of a two storey dwelling with 4 bedrooms and work rooms with an integrated garage) - for a reduction in the proposed footprint. **Planning Permission granted 7th Feb 2025**

[P24/S2489/FUL](#) Land at Timbers Lane Nuffield RG9 5SY
Conversion and extension of an existing disused grain store and tractor shed to create a single dwelling including associated landscaping and parking. Objection submitted. Target decision date 20th Dec 2024.
Refusal of Planning Permission granted 7th March 2025

[P25/S0569/DIS](#) Howberrywood Farm Newnham Hill RG9 5TU
Discharge of Conditions 1 (Landscaping Scheme) & 2 (Biodiversity Mitigation and Enhancement Strategy) on planning application P24/S2530/FUL (**Foul** water drainage related to planning applications P21/S2767/LB, P21/S2764/HH and P22/S3666/HH (retrospective)). **Fully Discharged 18th March 2025**

[P25/S0205/CM](#) Land at Ambrose Quarry Old Henley Road near Ewelme OX10 6QA
Planning Application under Section 73 of the Town and Country Planning Act 1990 (as amended) to vary Condition 2 of planning consent no. MW.0127/21 dated 26 January 2022, to continue the use of the land for the storage of skips and containers for another 3 years to 31 December 2027 at land at Ambrose Quarry, Old Henley Road, Ewelme, Wallingford, Oxfordshire. **County Matter - Recommended Approval 10th Feb 2025**

2025/03/11. Huntercombe Residents Assoc. Nothing new to report.

2025/03/12. Oakley Court residents. Nothing new to report.

2025/03/13. Footpaths.

2025/03/14. Correspondence.

Email received from Manager at National Trust to confirm that the NT car park will be opened on days that the house and gardens are closed (Mon-Tue) during bluebell season. This is to alleviate pressure on the single track lane from A4130 accessing Bradley Road, HMP and Huntercombe Hall.

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2025/03/15. Finance

- a. Payments. Payments due and authorised for payment: Clerk salary, HMRC, OALC Membership, stationery.
- b. Income. £1000 received from OCC Councillor Priority Fund (to be used for playground improvements) - PN to get quote from Vincent Fencing.
- c. Budget. Insurance. Renewal is due in May, Grass cutting – continue to use current contractor.
- d. Other. Audit feedback being worked on.

AY has set up a savings account with Barclays (Premium Business Account) which will attract interest. GA suggested and all Councillors agreed to move PC website over to ParishOnline in advance of renewing licence in May. This will give all Councillors a gov.uk email address to be used for PC business. AY to arrange Documents sent to Councillors for review at May meeting and check requirement needed for website publication : Financial Risk Assessment, Internal Controls, Code of Conduct, Privacy Policy, FOI under Model Publishing Scheme, Records Retention Policy. Asset Risk assessment – AY to complete for next meeting.

	Payments	Receipts	Balance
Balance b/f 7 Nov 24			£13046.15
Income			
OCC Grant		1000.00	
Payments			
Chiltern Society	30.00		
Clerk salary	825.00		
HMRC	27.80		
Balance c/f 27th Mar 25			£13163.35

2025/03/16. Chairman's Business

2025/03/17. AOB

Next meeting 22nd May, 7pm at The Maker Space

Meeting closed at 8.25pm

HR and Staff. All councillors present agreed to change payment of Clerk salary to monthly instead of quarterly, with immediate effect, to bring inline with financial year. It was also agreed to increase Clerk's working hours from 3 to 4 hours per week, starting from April. Extra hours will be paid to Clerk, to set-up new website and email accounts. GA to help with documents that are required to be uploaded to website.