

**MINUTES OF GREAT HASELEY PARISH COUNCIL MEETING HELD ON
MONDAY 14 OCTOBER 2024 AT 7.30PM IN THE VILLAGE HALL**

Present: Cllrs C Groves, D Lindsay, R Sheehan, P Woodrow, A Oughton (Clerk) and no members of the public.

24/75 Public Discussion and Public Questions

There was no public discussion or public questions.

24/76 Apologies for Absence

Apologies for absence received from Cllrs Suter (personal) and Webster (personal).

24/77 Declarations of Interest and Dispensations

There were no Declarations of Interest or Dispensations.

24/78 Planning Applications

P24/S2886/FUL - Land North of Rycote Lane, Thame, OX9 2FZ

Mixed-use development incorporating the relocation of Thame Livestock Market and comprising a building accommodating agricultural sales, administrative offices, welfare facilities and associated uses together with a commercial development comprising 11,981sqm (GEA) of B2/B8 with ancillary E(g)(i) and E(g)(iii), all with access, parking, highway works, landscaping, drainage and ancillary operations.

Resolved to Object to the application with the following comments:

- The parish council supports the rural farming community and development plans for Thame Livestock Market. However,
- The size of the associated commercial development to the rear of the site must be the minimum required to support the development of the Livestock Market. A full viability assessment must be provided. If approved there must be a condition that the Livestock Market is built out and occupied before the commercial element is completed.
- The increased height and bulk of the buildings proposed will adversely harm the landscape and visual impact on the countryside contrary to local plan policy ENV1 and will not respect the local landscape character contrary to local plan policies DES1 and DES2.
- Surface water currently accumulates on Rycote Lane following even light rainfall causing flooding issues which present a danger. This did not happen prior to the development of Christmas Hill Business Park. It is important that surface water drainage on the site of the proposed Livestock market is adequately addressed to avoid exacerbating the existing problem by extending the area of standing water along Rycote Lane.

P24/S2933/FUL - Units 8 &12, Christmas Hill Business Park, Rycote Lane, nr Thame OX9 2FZ - Provision of mezzanine sections with associated works.

Resolved to Support the application

It was noted that the District Planning Authority has granted permission for the following applications:

P24/S2469/HH & P24/S1981/LB - 14 Mill Lane, Great Haseley, OX44 7JU

To rebuild the garden shed and increase the length of the shed slightly. To extend the existing wall along the northern perimeter and part way along the Eastern perimeter. To clad the blockwork wall in stone to match the surrounding walls in the village. (Rebuild of the garden gate and additional garage window as detailed by information received 22 August 2024.)

It was further noted the District Planning Authority has refused permission for the following application:

P24/S2248/HH - The Stone Yard, Back Way, Great Haseley, OX44 7JP

Review and raising of the roof structure to the house, and introduction of openings to the north elevation. Internal rearrangement.

It was also noted that the followings applications have been withdrawn by the applicant prior to determination:

P24/S2399/LDP - 3 London Road, Milton Common, OX9 2NS

Proposal to install a 12KW Air Source Heat Pump. (As amplified by additional information received 28 August 2024.)

P24/S1980/LDE - The Firs, Rectory Road, Great Haseley, OX44 7JS

Lawful development certificate required for single storey rear extension to existing dwelling house. Existing dwelling house built under planning consent P22/S4565/FUL, single storey extension added within permitted development right guidelines.

24/79 Payments

The following payments were approved: £260.00 A & W Grounds Maintenance, £79.56 Shield Maintenance Ltd, £252.00 Moore (External Auditor), £422.25 Parish Administration, £105.60 HMRC.

24/80 Information Exchange

Agenda items for next meeting: Flooding, Speed Indicator Devices, request to live stream cricket matches.

Cllr Lindsey reported a productive meeting with a representative from Oxfordshire County Council (OCC) Highways department had taken place. The Officer will provide contact details for drainage team at OCC and the team responsible for installation of Speed Indicator Devices.

Cllr Sheehan will respond to the latest Regulation 19 Consultation of the Joint Local Plan, consultation closes on 12 November 2024.

24/81 Date of Next Meeting

It was agreed that the next meeting will take place on 11 November 2024 in the Village Hall, commencing at 7.30pm.

There being no further business, the meeting closed at 8.20pm

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Chairman
11 November 2024