

BLOXHAM PARISH COUNCIL

MINUTES OF THE PARISH COUNCIL MEETING HELD AT JUBILEE HALL, BARLEY CLOSE, BLOXHAM ON MONDAY 7 JULY 2025 AT 7.00PM

PRESENT: Chairman, Councillor David Bunn; Councillors Russell Avens, Joanna Barton, Mike Fenner, Neil Hegarty, Richard Morley, David Morris and Laura Noakes.

ALSO IN ATTENDANCE: Theresa Goss (Clerk & Responsible Financial Officer), County Councillor/District Councillor David Hingley, District Councillor Rob Pattenden and fifteen members of the public.

38/25 Apologies – Parish Councillor Amanda Baxter submitted her apologies because she had another appointment.

Parish Councillor Alex Harrison submitted his apologies because he was on holiday.

Parish Councillor Nick Rayner submitted his apologies because he was on holiday.

Resolved that the apologies from Parish Councillors Amanda Baxter, Alex Harrison and Nick Rayner be accepted and the absences authorised.

39/25 Co-option – The Parish Council considered an application for co-option for onto the Parish Council.

Resolved that David Bunn be co-opted onto the Parish Council. **Action TG**

Councillor David Bunn then signed the Acceptance of Office.

40/25 Appointment of Chairman 2025/2026 – Councillor David Bunn was proposed and seconded as Chairman for 2025/2026.

Resolved that David Bunn be appointed as Chairman of the Parish Council for 2025/2026.

The Chairman then signed the Acceptance of Office.

41/25 Declarations of Interest – There were no declarations of interest.

42/25 Minutes – Prior to the meeting, the minutes of the meeting held on 2 June 2025 had been circulated to the Parish Council and were taken as read.

Resolved that the minutes of the meeting held on 2 June 2025 be approved.

43/25 Matters Arising – There were no matters arising.

44/25 Chairman's Announcements

- Tree at Greens Garth – A tree in Greens Garth had been removed by Persimmons at the request of a resident. The Parish Council believed it owned the tree, however Persimmons had provided documentation to prove it was the landowner.
- White Lining – The County Council had completed resurfacing of the A361 and there were a few areas where the white lining still needed to be reinstated.
- David Wilson Homes – David Wilson Homes had leaflet dropped all residents in the village with regard to a proposed development of 125 homes behind the David Tyrrell Recreation Ground. A planning application had not yet been submitted to Cherwell District Council, therefore the Parish Council would comment on the application in due course.

45/25 Open Forum – A number of residents attended the meeting and addressed the Parish Council with regard to the proposal by David Wilson Homes to build 125 houses on land behind the David Tyrrell Recreation Ground on South Newington Road, Bloxham. Residents had been requested by David Wilson Homes, to forward to them, their opinions on the proposal. The residents felt that this was a speculative development which did not address the needs of the village.

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The Chairman advised the residents that the Cherwell housing land supply had dropped to 2.2 years because Cherwell had to take on the unmet housing need from Oxford City Council. In addition, the National Planning Policy Framework had been reissued in December 2024 and this also affected the calculations of the land supply.

Therefore, until the Neighbourhood Development Plan was in place, if Cherwell District Council (CDC) did not approve applications, they would likely be approved at appeal by the Planning Inspectorate, which reflected badly on CDC and was also very expensive.

There was discussion about the cumulative impact of all the developments in Bloxham and the Chairman confirmed that the Parish Council had asked Cherwell District Council to look at the village as a whole and not just as individual applications.

There were 14 potential sites around Bloxham and ten of those were viewed as being amber, which if all built on, would create thousands of houses and put an incredible strain on the infrastructure of the village.

There was a suggestion that funds could be raised to buy the land, but given the amounts involved, it was felt this was not an option and it was likely David Wilson Homes had an option on the land. This meant that no one else could buy the land from the current owner, except David Wilson Homes.

The Chairman advised the Neighbourhood Plan was the best route for protecting the village from speculative planning applications and confirmed the consultation process for the Plan would commence on 12 July 2025.

There was a discussion about the William Davis application which had been approved by the Planning Committee at Cherwell District Council and how the members had voted on the application.

County/District Councillor David Hingley addressed the meeting and reported that the Parish Council fought very hard for the village by objecting to large scale planning applications. However, due to the lack of a five year housing land supply, the tilted balance was in favour of developers which made it harder for CDC to refuse applications.

Planning officers had to work within the boundaries of planning policies and CDC was working hard to progress the Local Plan, which would also give protection to villages, such as Bloxham.

A resident also addressed the Parish Council with regard to the poor condition of the A361 and the volume of traffic through Bloxham.

(For information, following guidance from the National Association of Local Councils, the Parish Council did not specifically name individual residents within its minutes, unless they were speaking in an official capacity)

- 46/25 Reports from County and District Councillors** – County/District Councillor David Hingley reported that the County Council had produced an Executive Summary of the Section 19 Flood Report. The full report would be published shortly. Councillor Hingley was also investigating the Section 106 funds which were available for Bloxham and advised that the consultation on the reorganisation of Local Government in Oxfordshire was being undertaken.

Councillor Rob Pattenden highlighted that the reorganisation of Local Government would also affect Cherwell District Council as well as Oxfordshire County Council.

With regard to planning applications, Councillor Pattenden highlighted that many of the matters which formed part of the decision-making process was out of the hands of the planning officers. For example, if bodies such as the County Council or Flood Agency did not feel there were highway issues or flooding issues relating to a particular development, the planning officers had to take their professional advice, even if local knowledge on the ground was different.

The Chairman thanked the Councillors for their reports and support.

- 47/25 Bloxham Neighbourhood Development Plan (BNDP)** – The Parish Council received an update on the progress with updating the Plan and considered a draft of the Neighbourhood Plan 2025-2040.

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Resolved that:

- 1) the draft Neighbourhood Plan be approved for consultation with the village;
- 2) the consultation will start on 12 July 2025 and end on 15 September 2025;
- 3) a notice be drafted to be published around the village advertising the consultation process; and **Action MF/JB**
- 4) printing costs for the consultation process be approved. **Action DM**

48/25 Environment/Village Matters

- i) Flooding – Councillor Neil Hegarty reported that the Section 19 flooding report was due very shortly. A contractor had already cleared out the bank of silt by the Little Bridge Road bridge and water levels dropped by about an inch.

Members of the Flooding Working Group had been trying to obtain information about the drainage when water ran off surrounding fields, but they were having difficulty getting a response. Therefore, it was hoped the Section 19 report would address this issue. There would also be meetings with local landowners to discuss how to 'Slow the Flow'.

Councillor Hegarty also reported that the Bloxham Emergency Plan had been updated.

On 25 September 2025 there would be a flood awareness session at Jubilee Hall and representatives from a number of different bodies would be attending.

The next meeting of the Flooding Working Group would be held once the Section 19 report had been received.

Councillor Hegarty was thanked for his report.

Resolved that the report be noted.

- ii) Emergency Plan – The Parish Council reviewed the Bloxham Emergency Plan.

Resolved that the Bloxham Emergency Plan be approved. **Action TG**

- iii) Part-Night Lighting – The Parish Council considered the County Council's public consultation on part-night lighting in the village.

Resolved that the Parish Council does not support part-night lighting in Bloxham. **Action TG**

48/25 Planning

- i) Planning Applications/Works to Trees – Prior to the meeting, the details of the planning applications/works to trees which had been considered by the Parish Council, since the last meeting, had been circulated.

Resolved that, it be noted and approved that no observations had been made by the Parish Council in respect of the following planning applications/works to trees:

25/01073/F	17 Cherrys Close, Bloxham, Single storey extension to front, part conversion of garage including alterations, rendering to front and sides of dwelling
25/01122/TCA	Findern Mill 6, The Ridgeway, Bloxham Yew (T1) - crown reduction by up to 3 metres.
25/01246/TCA	Great Hall, Bloxham School, Banbury Road, Bloxham, Tree works

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25/01256/TCA Spring Cottage, Unicorn Street, Bloxham,
Tree works

25/01263/TCA Brooklands, Unicorn Street, Bloxham,
Tree works

25/01370/TCA South Court, Goose Walk, Bloxham
Tree works

Resolved that, it be noted and approved that objections had been made by the Parish Council in respect of the following planning applications/works to trees: None

Resolved that, it be noted and approved that observations had been made by the Parish Council in respect of the following planning applications/works to trees:

25/01133/F & Campbell Cottage, Workhouse Lane, Bloxham,
25/01134/LB Internal and external alterations to the main house, including replacement windows, new bi-fold door to rear, new open porch, replacement of C20 staircase, removal of C20 internal walls, removal of pier and window to form larger kitchen & dining space, new ensuite bathroom, removal of existing C20 external archway and metal gate, and replacement with new timber gate, widening of the existing vehicular access and enlargement of the existing driveway, replacement of existing flat roof to garage and replacement with a traditional natural slate covered pitched roof, new garage door and over rendering of the C20 artificial stonework to the garden side/rear.

25/01108/F Bankside, High Street, Bloxham
RETROSPECTIVE - Outbuilding in the rear garden to serve as a garden office and occasional spare bedroom/guest annexe

25/01506/TCA Rectory Farm, Church Street, Bloxham
Tree works

Resolved that, it be noted that the Parish Council is considering the following planning applications/works to trees: None

- ii) Results of Planning Applications – The Parish Council noted decisions made by Cherwell District Council since the last meeting of the Parish Council.

Resolved that the report be noted.

- iii) 25/01009/OUT – Ainscough Strategic Land, Land East of Barford Road, Bloxham – The Parish Council reviewed a draft objection to the outline application for the demolition of existing building and development of up to 120 dwellings (Use Class C3) alongside open space, sustainable drainage and ancillary infrastructure. All Matters Reserved except for primary means of vehicular access from Barford Road.

Resolved that the Parish Council's objection be approved and submitted to Cherwell District Council.
Action TG

- iv) 24/01908/OUT - OS Parcel 0069 West of Quarry Close, Quarry Close, Bloxham – The Parish Council discussed an application for outline planning application for the erection of up to 60 dwellings with public open space, landscaping, sustainable drainage system (SuDS) and vehicular access point. All matters reserved except for means of access - re-submission of 23/01265/OUT.

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Resolved that Councillors Amanda Baxter and Joanna Barton to draft a response to the planning application, to be submitted to Cherwell District Council. **Action AB/JB**

49/25 Parish Council Matters

- i) Drop-In and Chat – The Chairman and Councillor Laura Noakes had attended the session on 14 June 2025. The main issue which was brought to their attention was the need for a pedestrian crossing near to the Primary School. There were a number of examples of vehicles, including farm vehicles with trailers driving past the school very quickly.

Parking on pavements and anti-social parking was also brought up as an issue and it was felt that residents should be encouraged to report this to Thames Valley Police.

Resolved that the report be noted.

- ii) Traffic Calming Working Group – The Parish Council considered the minutes of the Traffic Calming Working Group held on 30 June 2025.

Resolved that the minutes be noted and published on the Parish Council web site. **Action TG**

- iii) Parish Councillor Responsibilities – The Parish Council reviewed the Parish Councillors responsibilities, including appointing another Councillor to the Staffing Committee.

Resolved that the responsibilities be approved, as detailed in appendix 2 to the minutes. **Action TG**

50/25 Finance

- i) Financial Matters – Prior to the meeting, a number of financial documents were circulated to the Parish Council.

Resolved that:

- 1) the accounts for payment be approved, as detailed in appendix 1 to the minutes;
- 2) the receipts since the last meeting, the uncashed payments & uncashed receipts and the bank reconciliation, as at 7 July 2025 for the bank accounts at Unity Trust Bank be noted; and
- 3) it be noted that Councillor Joanna Barton, as Councillor for monitoring the Parish Council's internal controls, has signed the uncashed payments list, the uncashed receipts list, the bank reconciliation as at 30 June 2025 and the Unity Trust bank statements for June 2025.

- ii) Budget Monitoring 2025/2026 – Prior to the meeting, the Parish Council received budget monitoring report for 2025/2026.

Resolved that the report be noted.

- iii) Bank Signatories – The Parish Council reviewed the signatories on the Parish Council bank accounts.

Resolved that the bank signatories be confirmed as Councillors Russell Avens, Joanna Barton, David Bunn and Nick Rayner. **Action TG**

- iv) General, Ring-Fenced and Ear-Marked Reserves – Prior to the meeting, the general, ring-fenced, and ear-marked reserves had been circulated to the Parish Council.

Resolved that the report be noted and the reserves be approved.

51/25 Correspondence – There was no further correspondence.

52/25 Exclusion of the Public and Press

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Resolved that in accordance with the Public Bodies (Admission to Meetings) Act 1960, the public and press be excluded from the meeting for the minutes numbered 53/25, 54/25 & 55/25 on the grounds that it could involve the likely disclosure of private and confidential information which was not in the public domain.

53/25 Right of Access – The Parish Council discussed its agreement with Bloxham School regarding the right of access across Jubilee Park to Dewey Sports Centre.

Resolved that the report be noted.

54/25 Quote for Lights at St Mary's Church – Prior to the meeting, Councillor Nick Rayner had advised that he would be obtaining quotes for the replacement lighting and would report back to the Parish Council in due course.

Resolved that this matter be deferred to the next meeting of the Parish Council. **Action TG**

55/25 Quotes for Tree Works in Walsingham Close and Other Priority One Tree Work – The Parish Council considered a quote from Cotefield Treecare for works to trees in the village, including Walsingham Close.

Resolved that the quotes from Cotefield Treecare be approved. **Action TG**

(The public were invited back into the meeting at the conclusion of this item)

56/25 Meeting Dates – The Chairman reported that the next Parish Council meetings would be held at Jubilee Hall, Barley Close, Bloxham, commencing at 7.00pm.

Resolved that it be noted that future meeting dates for Bloxham Parish Council are as stated below.

- Monday 4 August 2025 (commencing at 6.30pm followed by a Bloxham Neighbourhood Development Plan consultation event at 7pm to 8pm)
- Monday 1 September 2025
- Monday 6 October 2025
- Monday 3 November 2025
- Monday 1 December 2025

57/25 Items for Future Agendas/Items of Information

- Wildlife Corridors
- Purchase of devices to monitor pollution levels
- Quotes for lights at St Mary's Church

(The meeting ended at 9.15pm)

Chairman – 1 September 2025