



To: Members of the Planning & Regulation Committee

***Notice of a Meeting of the Planning & Regulation  
Committee***

**Monday, 12 January 2015 at 2.00 pm**

**County Hall, New Road, Oxford**

*Peter G. Clark.*

Peter G. Clark  
County Solicitor

December 2014

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*Members are asked to contact the case officers in advance of the committee meeting if they have any issues/questions of a technical nature on any agenda item. This will enable officers to carry out any necessary research and provide members with an informed response.*

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**Membership**

Chairman – Councillor Mrs Catherine Fulljames  
Deputy Chairman - Councillor Neil Owen

*Councillors*

David Bartholomew  
Mark Cherry  
Patrick Greene  
Pete Handley

Bob Johnston  
Stewart Lilly  
Glynis Phillips  
Anne Purse

G.A. Reynolds  
John Tanner

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**Notes:**

- **A site visit is required for Item 6 (Manor Farm, Tetsworth).**
- **Date of next meeting: 2 March 2015**

## Declarations of Interest

### The duty to declare.....

Under the Localism Act 2011 it is a criminal offence to

- (a) fail to register a disclosable pecuniary interest within 28 days of election or co-option (or re-election or re-appointment), or
- (b) provide false or misleading information on registration, or
- (c) participate in discussion or voting in a meeting on a matter in which the member or co-opted member has a disclosable pecuniary interest.

### Whose Interests must be included?

The Act provides that the interests which must be notified are those of a member or co-opted member of the authority, **or**

- those of a spouse or civil partner of the member or co-opted member;
- those of a person with whom the member or co-opted member is living as husband/wife
- those of a person with whom the member or co-opted member is living as if they were civil partners.

(in each case where the member or co-opted member is aware that the other person has the interest).

### What if I remember that I have a Disclosable Pecuniary Interest during the Meeting?.

The Code requires that, at a meeting, where a member or co-opted member has a disclosable interest (of which they are aware) in any matter being considered, they disclose that interest to the meeting. The Council will continue to include an appropriate item on agendas for all meetings, to facilitate this.

Although not explicitly required by the legislation or by the code, it is recommended that in the interests of transparency and for the benefit of all in attendance at the meeting (including members of the public) the nature as well as the existence of the interest is disclosed.

A member or co-opted member who has disclosed a pecuniary interest at a meeting must not participate (or participate further) in any discussion of the matter; and must not participate in any vote or further vote taken; and must withdraw from the room.

Members are asked to continue to pay regard to the following provisions in the code that *“You must serve only the public interest and must never improperly confer an advantage or disadvantage on any person including yourself”* or *“You must not place yourself in situations where your honesty and integrity may be questioned.....”*.

Please seek advice from the Monitoring Officer prior to the meeting should you have any doubt about your approach.

### List of Disclosable Pecuniary Interests:

**Employment** (includes *“any employment, office, trade, profession or vocation carried on for profit or gain”*.), **Sponsorship, Contracts, Land, Licences, Corporate Tenancies, Securities.**

For a full list of Disclosable Pecuniary Interests and further Guidance on this matter please see the Guide to the New Code of Conduct and Register of Interests at Members’ conduct guidelines. <http://intranet.oxfordshire.gov.uk/wps/wcm/connect/occ/Insite/Elected+members/> or contact Glenn Watson on (01865) 815270 or [glenn.watson@oxfordshire.gov.uk](mailto:glenn.watson@oxfordshire.gov.uk) for a hard copy of the document.

**If you have any special requirements (such as a large print version of these papers or special access facilities) please contact the officer named on the front page, but please give as much notice as possible before the meeting.**

# AGENDA

1. **Apologies for Absence and Temporary Appointments**
2. **Declarations of Interest - see guidance note opposite**
3. **Minutes (Pages 1 - 10)**

To approve the minutes of the meeting held on 1 December 2014 (PN3) and to receive information arising from them.

4. **Petitions and Public Address**
5. **Chairman's Updates**
6. **Importation and deposit of waste soils in order to construct a 6 metre high landscaped bund to run either side of the M40 in the fields at Manor Farm, Tetsworth, creating a barrier of defence for the animals and the public. Application MW.0112/14 (Pages 11 - 28)**

Report by the Deputy Director for Environment & Economy (Strategy & Infrastructure Planning) (PN6).

This application is for the importation and deposit of waste soils to construct two 6 metre high bunds, one either side of the M40 motorway in open fields near Tetsworth. The bunds would be approximately 600 metres long, require 500 000 tonnes of inert waste material and take five years to construct. The applicant has stated that the bunds are necessary to safely contain livestock in the fields adjacent to the motorway.

There are concerns about the impact on the landscape, the disposal of waste in open fields in the countryside, the impact on the footpath and South Oxfordshire District Council, Great Haseley Parish Council and the CPRE have objected. Tetsworth Parish Council support the application.

The development does not accord with development plan policies related to waste disposal and the protection of the countryside.

***It is RECOMMENDED that Application MW.0112/14 (P14/S3045/CM) be refused planning permission for the following reasons:***

- i) ***It has not been demonstrated that there is a need for the final disposal of waste in this location. The proposed development lies at the bottom of the waste hierarchy and is not sustainable. This is contrary to Oxfordshire Minerals and Waste Core Strategy policy W7, the aims of the National Planning Policy Framework, paragraph 1 and Appendix A of the National***

***Planning Policy for Waste.***

- ii) The development would be in the open countryside and would neither maintain nor enhance the countryside for its own sake and would not be on previously developed land, contrary to the provisions of South Oxfordshire Local Plan policies G2 and G4, and Oxfordshire Minerals and Waste Core Strategy policy W6 and National Planning Policy for Waste paragraph 4.***
- iii) The development would introduce a prominent and alien feature which would have an adverse impact and so cause harm to the landscape and countryside contrary to the provisions of South Oxfordshire Core Strategy policy CSEN1, policy C8 of the Draft Oxfordshire Minerals and Waste Local Plan Core Strategy and paragraph 7 and Appendix B of the National Planning Policy for Waste.***
- iv) It has not been demonstrated that there is a definite need for the disposal of waste in this location, therefore the proposal is contrary to Oxfordshire Minerals and Waste Local Plan saved policy W7(a) and there is no overriding need which could weigh against the harm to countryside and landscape, and to the objectives of sustainable development, that the development would cause.***

**7. Request to withdraw notice of periodic review in accordance with the Environment Act 1995, on Land at Thrupp Farm Radley. (Pages 29 - 34)**

Report by the Deputy Director for Environment & Economy (Strategy & Infrastructure) (PN7)

This is a report into the decision as to whether to withdraw the notice of the Review of a Review of Mineral Permission (ROMP) for Thrupp Farm, Radley and has come to Committee following discussion with the local member.

***It is RECOMMENDED that the notice of the ROMP review for Thrupp Farm, Radley be withdrawn and the position reassessed once the Secretary of State's decision on the ROMP Prohibition Order has been made.***

**8. Commons ACT 2006: In the matter of an application to register land at Foxwell Drive, Northway, Oxford as a Town or Village Green (Pages 35 - 154)**

Report by the County Solicitor & Head of Law & Culture (PN8).

An application was made by Miss Georgina Gibbs for registration of land at Foxwell Drive, Northway, Headington in Oxford as a new town or village green under the Commons Act 2006. The landowner objected to this application and a public inquiry

was held. The Council is the Commons Registration Authority and the Planning & Regulation Committee has delegated authority to determine such applications. The Inspector's report and officer's recommendation are therefore set out and the Committee is requested to determine the application.

***Having received the Opinion of the Inspector set out in Annex 2 to this report, the Committee is RECOMMENDED to REJECT the application for registration as a new Town or Village Green that plot of land known as Land at Foxwell Drive, Northway in Oxford that site being indicated clearly on "Map A" of the application submitted by Miss Georgina Gibbs and dated 14 December 2012.***

**9. Commons Act 2006: In the matter of an application to register land at The Green, Queensway, Didcot as a Town or Village Green. (Pages 155 - 172)**

Report by the County Solicitor & Head of Law & Culture (**PN9**).

An application was made by Mr Trevor Davies for registration of land at Queensway, Didcot in Oxfordshire as a new town or village green under the Commons Act 2006. No objection to such registration was received. The Council is the Commons Registration Authority and the Planning & Regulation Committee has delegated authority to determine such applications. The officer's recommendation is therefore set out in the report and the Committee requested to determine the application.

***Having received the advice of the County Solicitor the Committee is RECOMMENDED to APPROVE the application for registration as a new Town or Village Green that plot of land known as The Green, Queensway, Didcot in Oxfordshire that site being indicated clearly on the map appended to the application submitted by Mr Trevor Davies and dated 25 November 2013.***

**10. Relevant Development Plan and other Policies (Pages 173 - 178)**

Paper by the Deputy Director for Environment & Economy (Strategy & Infrastructure Planning) (**PN10**).

The paper sets out policies referred to in Items 6 and 7 and should be regarded as an Annex to both reports.

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**Pre-Meeting Briefing**

There will be a pre-meeting briefing at County Hall on **Monday 12 January 2015** at **12.30 pm** for the Chairman, Deputy Chairman and Opposition Group Spokesman after the site visit.