

## ADDERBURY PARISH COUNCIL

<b>Date of Parish Council Meeting</b>	Tuesday 27 July 2021
<b>Agenda Item Number</b>	Item 9 (iii)
<b>Author</b>	Diane Bratt
<b>Title of Report</b>	Milton Road Project – To receive an update on the progress of the Milton Road new community and sport facilities, following recent Planning Approval 19/02796/F and earlier Planning Consent 18/00220/F.
<b>Summary</b>	<p>Pitch area:  The grass for the pitches is growing well. The contractor has stated that as newly sown grass it should not be walked on by members of the public, and the PC reminds residents that there is no public access to the field during the ongoing construction phase.  The field drainage system is working efficiently.  The grass is managed under the PC's grass cutting regime as new sports pitches and it is being cut on that basis.  The agreed deer and rabbit fencing has been installed.</p> <p>Progress of the building:  The PC's application for a Section 73 Revision of Condition 2 (agreed PC meeting 24.11.2020) to enable minor changes in the position and layout of the building has now been approved by CDC (21/00104/F).</p> <p>The Project Management Team (PMT) are responsible for setting out the next steps and are currently working with members of the WFAC on a project procedure plan in readiness for the building phase of the project. Once this has been developed it will be brought back to the PC for consideration.  Following the S73 approval the PMT /WFAC team will now move forward to obtain costs from potential builders.</p> <p>The Chairman and Lathams architects are continuing to work on the discharge of planning conditions. Reports from Consultants for Landscaping and for Ecology have now been received. Reports from Consultants for dealing with archaeology and for further drainage requirements can now move forward following CDC's approval of the revised application.</p> <p>OCC Highways have included the new access from Milton Rd as part of the traffic calming project. Having OCC's support has been a great benefit to the project and to the community. The traffic calming project will be completed shortly and OCC is currently producing drawings for the Milton Rd Highways entrance. There will be a road closure from 28<sup>th</sup> June – 31<sup>st</sup> July.</p> <p>A small number of trees have been felled in readiness for the Highways entrance following agreement from CDC and a survey from an ecologist</p>

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	<p>to check there were no nesting birds. The purchase of Heras fencing needed to secure the southern boundary was agreed at the last PC meeting (29.06.21)</p> <p>Continued work with WFAC:          The WFAC grants sub-group are continuing to research specific grants for different elements of the build.          The WFAC fund raising group are continuing to plan events for 2021. The first main event is the Community Day on 18<sup>th</sup> September.          The WFAC publicity group is developing ideas to advertise the project now that the S73 has been approved.</p>
<p><b>Recommendation</b></p>	<p>To accept the above report in full.</p> <p>To agree that the Chairman and Clerk continue the management of the land and the pitch area including the mowing and other requirements like fertiliser.</p> <p>That the Project Management team continues working with the WFAC residents' group to progress the Building Phase of the project and that the Project procedure plan will be brought before the PC as soon as it is ready.</p> <p>To agree that the Chairman and Architect continue to work on the discharge of planning conditions.</p>
<p><b>Reasons for the Recommendation</b></p>	<p>The Chairman and Clerk have been authorised to continue the management of the land and the pitch area and the grass needs special preparation as a sports field.</p> <p>The Chairman and PC Architect have been given authority in previous PC meetings to progress with the discharge of conditions which is the next stage of progressing the Milton Road project.</p>
<p><b>Impact on Budget</b></p>	<p>The purchase of enough fencing will be approximately £1500. This was agreed at the previous PC meeting.</p> <p>The contractor and cost of grass mowing has been agreed under the PC's mowing regime as part of the annual budget.</p> <p>The application of fertilizer will be approximately £300. This was agreed by the PC previously.</p>
<p><b>Risks</b></p>	<p>If the Conditions are not discharged the Milton Rd project will not progress.</p> <p>The grass needs to be properly prepared for sports pitches.</p> <p>If the boundary is not properly secured the PC insurance may be invalid.</p>
<p><b>Background</b></p>	<p>Parish Council agreed at the January 2018 meeting (minute 128/17) to</p>

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	<p>apply for change of use of the land from agriculture to leisure and sport/recreation.</p> <p>A scheme to prepare and plant the pitches was agreed by APC and a contractor appointed (Jan 2018 Minute: 135/17). The field drainage scheme for the area for sports pitches as under the Permission for 18/00220/F is now in place.</p> <p>The PC is acting under the Neighbourhood Plan policy AD18 which allocates this land to provide new Leisure and Community Facilities for the residents of Adderbury and is now a 'made' plan attached to CDC's Local Plan, following support from the community at referendum.</p> <p>There have been a number of public consultations showing support from residents for this new community facility including two Parish Polls.</p> <p>There were a large number of comments in support of the Application, which has been consistent with the earlier community support shown at the two Parish Polls and for the Adderbury Neighbourhood Plan.</p> <p>At the PC meeting on 8.9.20 it was agreed that the WFAC team investigate using a phased approach to complete the building works. This has involved further discussions with CDC, as well as further investigation into building costs and available grants in order to move the next (Building) stage of the project forward.</p> <p>There have now been a number of consultations with residents on this project (including 2 Parish Polls, the most recent being May 13<sup>th</sup> 2019) demonstrating public support which provides a mandate for the PC to move this project forward.</p> <p>Two Planning Applications have now been approved by CDC including for the 2<sup>nd</sup> phase – the community building, highways entrance and car parking.</p> <p>Public consultation has taken place with reference to the traffic calming scheme which includes the Highways entrance.</p>
<b>Supporting documents; advice, reports etc should always be attached to the report and listed here</b>	All planning permissions including 21/00104/F are on the PC website.