

COWLEY AREA COMMITTEE

Wednesday 2nd December 2009

COUNCILLORS PRESENT FOR THE WHOLE OF THE MEETING: The Chair (Councillor Bryan Keen), the Vice-Chair (Councillor Bob Timbs), Councillors Mohammed Niaz Abbasi, Sajjad Malik and Sabir Hussain Mirza.

COUNCILLOR PRESENT FOR PART OF THE MEETING: Councillor Shah Jahan Khan.

COUNTY COUNCILLORS PRESENT FOR THE WHOLE OF THE MEETING: County Councillor Sajjad Malik.

COUNTY COUNCILLORS PRESENT FOR PART OF THE MEETING: County Councillors Sarah Hutchinson and Richard Stevens.

OFFICERS PRESENT FOR THE WHOLE THE MEETING: Angela Cristofoli (Communities and Neighbourhood Manager/Area Co-ordinator), and Mathew Metcalfe (Law and Governance)

OFFICERS PRESENT FOR PART OF THE MEETING: Shaun Hatton (Streetscene), Andrew Murdock (City Development), Martin Lyons (Property and Facilities Management), Joanne Clegg (Oxfordshire County Council) and Inspector Graham Sutherland (Thames Valley Police).

57. APOLOGIES FOR ABSENCE

Apologies were received from County councilors John Sanders and Val Smith.

58. DECLARATIONS OF INTEREST

Councillors declared the following interests:

Councillor Abbasi declared a personal interest in agenda item 8(c) 19 Belvedere Road, Oxford – 09/01584/FUL – Planning application as he knew of the applicant (minute 66 refers)

Councillor Malik declared a personal interest in agenda item 8(c) 19 Belvedere Road, Oxford – 09/01584/FUL – Planning application as he knew of the applicant (minute 66 refers)

59. NOTIFICATION OF URGENT BUSINESS

None notified.

60. OPEN SESSION

(a) General Open Session

(1) Traffic issues in Ridgefield Road, Temple Road and Crescent Road

Councillor Malik raised issues concerning speeding traffic in Ridgefield Road near to the Regal Community Centre and of traffic using Temple Road and Crescent Road as a rat-run. He asked that the Area Committee write to the Oxfordshire County Council on these issues.

The Committee agreed to request the Head of Law and Governance to write to the Oxfordshire County Council requesting surveys are carried out into traffic calming measures for Ridgefield Road and measures to prevent rat-running in Temple Road and Crescent Road.

(2) Various issues raised by the Horspath Area Residents' and Tenants' Association (HART)

Gus Bianchini from the HART informed the Committee that at a recent meeting of HART the following issues were raised:

- (i) Cycle track between the David Lloyd Centre and Horspath Road, large amounts of litter and broken glass along the cycle track;
- (ii) Road sign for Hollow Way broken;
- (iii) Broken Utility box;
- (iv) Street lights in the subway to the Cowley Retail Park not working;
- (v) Overgrown hedge at 101 Horspath Road blocking the footpath.

The Committee noted that most of the issues raised were the responsibility of the Oxfordshire County Council, but requested the Streetscene Manager at the Oxford City Council for investigate further the issues which the City council had responsibility for and to forward t the relevant Officers at the County Council, those issues which the County Council were responsible for.

61. THAMES VALLEY POLICE 2ND QUARTER 2009/10 REPORT

The Neighbourhood Policing Officer submitted a report (previously circulated, now appended), which provided an overview from Thames Valley Police on local crime statistics, neighbourhood policing activities and other Police activity for the 2nd quarter of 2009/10.

Inspector Graham Sutherland, Thames Valley Police, attended the meeting and presented the report.

Graham Sutherland said that 3 priorities had been identified in the Cowley area thought the Neighbourhood Action Group (NAG) and these were anti-social behaviour, traffic and drugs.

With regard to anti-social behaviour Graham Sutherland said that the main issue in the area around anti-social behaviour regarded prostitutes. He said that a great deal of work had been done on this issue working in partnership with various agencies, such as the Sex Workers Intervention Panel and that progress was being made. Some prostitutes had been issues with Acceptable Behaviour Contracts (ABC's) and if these were broken then they would receive Anti-Social Behaviour Orders (ASBO's). Officers had also been looking into an initiative that was taking place in Reading, where funding had been gained for work in prostitution and preventing it etc.

With regard to traffic, the main issue was speeding and cars parked on the highway that were for sale. Graham Sutherland said that Officers initially were unable to deal with the parked cars for sale on the highway as long as they were taxed etc., however the situation had now changed and there was now the possibility of taking action under street trading legislation if adopted by the Local Authority, as had happened in Banbury. He added with regard to speeding, Officers had in the first instance been trying to educate motorists who had been stopped during Speed Identification Exercises (SID's), however this approach did not mean that speeding tickets were not issues, these still were.

With regard to drugs, Graham Sutherland said that Officers relied on intelligence provided by members of the public. Recently there had been a number of successful operations in the area that had resulted in large amounts of Class A drugs with a considerable street value being found and arrests and prosecutions being made.

Graham Sutherland on a general note following Halloween and Bonfire Night said that additional resources had been provided with additional patrols to allay any fears that residents had.

Mandy Keen raised the issue of cycling on pavements which she felt was a Police issue, as was cyclists riding with no lights etc. In response Graham Sutherland said that Officers tried to address the issue through educational campaigns and fines. Operations were conducted at random whereby cyclists riding with no lights were stopped, spoken to and issued with a ticket, which if they produced a receipt for lights within a certain amount of time, was voided. With regard to cycling on pavements, he said that there were a number of shared use pavements and both cyclists and pedestrians tended to become confused.

County Councillor Stevens with regard to the maintenance of footpaths said that the County Council did not have a dedicated Cycling Officer and that sometimes too much attention was given to, were or were not doing.

Gus Bianchini said that people lacked confidence in policing as they did not see Police Officers on the street and that a recent incident were a non-emergency call

for Police assistance was made, resulted in a delay of over an hour and a Police Officer coming from Witney. In response Graham Sutherland expressed extreme surprise that Officers had come from Witney. With regard to calls, he said that the call receiver graded the call and that Officers had up to an hour to respond to a call, however this was always subject to resources being available.

Graham Sutherland said that under the Police Pledge which had recently been launched there was a target of 80% visibility of Police Community Support Officers (PCSO's), however he did have some concerns on how this was to be measured.

Other issues that were raised included:

- (i) More attention from PCSO's on Bartholomew Road near to the school, which suffered from extreme traffic congestion by parents in the morning and afternoons parking on the zig-zag lines and on the corners of neighbouring streets;
- (ii) Drug issues around the John Allen Centre;
- (iii) Greater publicity required of meetings and surveys that the Police were holding and undertaking.

The Committee agreed:

- (a) To welcome the Thames Valley Police 2nd Quarter 2009/10 update report;
- (b) To note the issues raised;
- (c) To thank Inspector Graham Sutherland for attending the meeting.

62. LOCAL TRANSPORT PLAN 3 – 2011-2030

The Local Transport Team at Oxfordshire County Council had submitted a briefing note (previously circulated, now appended), the purpose of which was to inform the Committee of the progress that had been made on the development of the County Council's third Local Transport Plan (LPT3) and explained the opportunities available for involvement in developing the Plan.

Joanne Clegg, Project Manager, Local Transport Plan, Oxfordshire County Council attended the meeting and gave a presentation to accompany her report.

Following the presentation, County Councillor Stevens felt that the prioritisation was wrong for Oxford and that he did not feel that it was possible to achieve to key priorities by the County Council without having a dedicated Cycling Officer.

Councillor Malik felt that the footpaths in Oxford were in a bad state of repair, especially in east Oxford and that cycle lanes needed to be safe for cyclists to use. He also commented on how many of the possible projects would be affected by the recent announcement of possible budgets cuts at the County Council.

Councillor Timbs said that while the ideas etc. were listed and put forward, he wished to see funding actually being put forward.

In response to comments, Joanne Clegg said that there were a lot of issues regarding maintenance and this was the first time that maintenance had been included as an objective and that it was felt that this was a good move in the right direction. She agreed that cycle lanes etc. had to be safe and that the County Council did not employ a dedicated Cycling Officer, however it was felt that all Officers who worked on transport should promote cycling and walking on all schemes that they were involved with.

Joanne Clegg said with regard to possible budget cuts said that the Government had not yet provided the County Council with details of its grant settlement for 2010/11, however the response to this consultation had to be submitted prior to when the details of the settlement being known. She added that a prioritized list of possible schemes would be published in March 2010 and that there would be further opportunities to comment, the consultation at this stage was about raising ideas for schemes.

The Committee agreed:

- (a) To forward comments made by the Committee to the Oxfordshire County Council;
- (b) To thank Joanne Clegg for attending the meeting.

63. FLORENCE PARK MANAGEMENT PLAN 2009 REVIEW

The Head of Leisure submitted a report (previously circulated, now appended), which informed the Committee that the Florence Park Management Plan 2007-2017 had been reviewed and updated.

Comments were raised by Councillors and John Todd from the Friends of Florence Park, that Officers had not been keeping the Friends of Florence Park as up to date as they should, for example 2 lime trees had been felled, but no one had been informed.

The Committee agreed:

- (a) To welcome the review;
- (b) To request that the Head of Leisure meets with the Friends of Florence Park to discuss further the action points in the Action Plan to establish what the priorities of the Friends of Florence Park were;
- (c) To request the Head of Leisure to submit a report to the February 2010 meeting of the Area Committee following the meeting with the Friends of Florence Park detailed in recommendation (b);
- (d) To thank Caroline Chanides for attending the meeting.

64. UNITS 2A, 2B, 3 AND 4 TEMPLARS SHOPPING PARK, BETWEEN TOWNS ROAD, OXFORD – 09/01944/FUL

The Head of City Development submitted a report (previously circulated, now appended), which detailed an application for the refurbishment of retail units to include:

- (i) External alterations to elevations, relocated entrances etc. to Units 3 and 4;
- (ii) New entrance features to Units 2A to 4 and removal of signage boxes to Units 2A and 2B;
- (iii) Reconfigured footways (including ramp), parking and additional cycle parking;
- (iv) Removal of part of bund to rear service area;
- (v) New tree planting;
- (vi) Provision of 395SqM Mezzanine in Unit 3 and provision of additional 1228Sq M mezzanine in Unit 4 (amended description)

The Committee agreed to grant planning permission subject to the following conditions and informatives:

Conditions

- (1) Development begun within time limit
- (2) Samples of materials
- (3) Tree protection measures

Informative

- (1) Restrict use

65. SHOTOVER VIEW CENTRE, CRAUFORD ROAD, OXFORD – 09/01774/FUL

The Head of City Development submitted a report (previously circulated, now appended), which detailed an application for the demolition of existing building. Construction of 53 extra care residential flats (19x1 bed, 34x2 bed) plus ancillary and communal facilities on 1, 2 and 3 floors. Provision of 22 car parking spaces, 2 service lay-bys, drop-off point, cycle parking and landscaped garden.

The Committee agreed not to grant planning permission for the following reasons:

- (1) the proposed development, by reason of its size, bulk, and orientation, and consisting of architectural elements and materials uncharacteristic of the locality would give rise to an overbearing and over-dominant development disproportionate in scale and out of keeping with the residential area in which it is located, contrary to policies CP1, CP7 and CP8 of the adopted Oxford Local Plan 2001-2016;

- (2) The proposal is considered to constitute overdevelopment of the site due to the increase of coverage of the site by buildings and other physical works, the number of units proposed, the excessive size and proximity to properties on Craufurd Road and the relationship of these units to the parking areas. As such the development would be out of keeping with the general context of the area and contrary to policies CP1, CP6, CP7, CP8, CP10 and HS19 of the adopted Oxford Local Plan 2001-2016;
- (3) The proposed building would adversely affect the amenities of the residents of 4-8 (even nos.) Craufurd Road, by reason of its excessive scale, size, bulk, height and proximity to these properties. The application is therefore contrary to policies CP1, CP8, CP10 and HS19 of the adopted Oxford Local Plan 2001-2016;
- (4) The proposal would result in a new access and parking area adjacent to properties on Craufurd Road. This access together with the parking and maneuvering area would introduce a level of noise and disturbance that cumulatively would result in a loss of amenity to the residents of 6-18 (even nos.) Craufurd Road. This would be considered contrary to policies CP1, CP9, CP10, CP12 and HS19 of the adopted Oxford Local Plan 2001-2016;
- (5) That the applicant failed to provide sufficient evidence to demonstrate that the proposal would not have a detrimental impact upon protected species, protected by Law and therefore would be contrary to policy NE21 and NE22 of the adopted Oxford Local Plan 2001-2016.

66. 19 BELVEDERE ROAD, OXFORD – 09/01584/FUL

The Head of City Development submitted a report (previously circulated, now appended), which detailed an application for the removal of existing garage and erection of part 2 storey and part single storey building comprising 3x1 bed self-contained dwellings.

Councillor Abbasi declared a personal interest as he knew of the applicant.

Councillor Malik declared a personal interest as he knew of the applicant.

The Committee agreed to grant planning permission subject to appropriate conditions.

67. PLANNING APPEALS RECEIVED AND DECIDED DURING OCTOBER 2009

The Head of City Development submitted notes and tables (previously circulated, now appended), which detailed the planning appeals received and decided during October 2009.

The Committee agreed to note the information.

68. CRESCENT ROAD KICKABOUT AREA – PROPOSED DISPOSAL

The Interim Head of Property and Facilities Management submitted a report (previously circulated, now appended) which sought the approval to the principle of the disposal of the Crescent Road Kickabout area on terms to be agreed.

The Committee agreed:

- (a) To note the report;
- (b) To approve in principle to the freehold disposal of approximately 0.067 hectares (0.166 acres) of land to Oxford Brookes University on detailed terms and conditions to be approved under delegation by the Interim Head of Property and Facilities Management subject to the capital receipt being used to provide sport and recreational facilities in the Cowley Marsh Ward in line with the Sport and Physical Activity Strategy.

69. MINUTES

The Committee agreed the minutes (previously circulated) of the meeting held on 2nd November 2009.

70. MATTERS ARISING FROM THE MINUTES

- (a) Minute 27(a)(1) general Open Session – Petition for Kersington Crescent to be made one-way – Cowley Area Committee 2nd September 2009 – Response from County Council

The Committee agreed to note the response (previously circulated, now appended) received from the Oxfordshire County Council in response to a request from the Committee.

- (b) Minute 49 – Grant application from the Barns Court Allotment Association

The Committee note that the trial of the mowers by the Barns Court Allotment Association had taken place and that further updates would be provided.

The meeting started at 7.00 pm and finished at 10.00 pm

22 members of the public were present at the start of the meeting with 1 present at the end.