

**APPROVED MINUTES OF THE MONTHLY PARISH COUNCIL MEETING**  
**HELD ON THE 4<sup>TH</sup> NOVEMBER 2025**  
**AT CHURCH EATON VILLAGE INSTITUTE**

**PRESENT:** Parish Councillors, Mrs S.Dodd, Messrs A.Brown, J.Gibbs (Vice Chairman). A.Lloyd, D.Massie, S.Moore (Chairman), B.Sharratt, Eliza Newport, and four other representatives from the Bradford Estates planning team, the Clerk Mrs D.Key and 71 members of the public.

**APOLOGIES:** There were no apologies.

The Chairman, Councillor S.Moore opened the meeting at 7.30pm, and welcomed all those present and, given the large number of members of the public present, explained what form the meeting would take and when there would be opportunity for public participation.

**MINUTES:** The minutes from the previous meeting held on the 7<sup>th</sup> October 2025 were proposed for approval by the Vice Chairman and seconded by Councillor B.Sharratt. All were in favour.

**MATTERS ARISING:** There were no matters arising.

**LATE ITEMS AGREED BY THE CHAIR:** There were no late items.

**OPEN FORUM:** Given that most members of the public present were attending the meeting to hear the Bradford Estates presentation, the Chairman stated that after the presentation there would opportunity to question the Bradford Estates Team. Any other Open Forum matters would follow this. As there were a lot of members of the public without a copy of the presentation, the Bradford Estates Team collected contact details so that they could be forwarded a copy. The Chairman announced that a link to the presentation would also be made available on the parish website.

**THE BRADFORD ESTATES PRESENTATION:** Representatives from The Bradford Estates team led by Eliza Newport gave a presentation in relation to the Bradford Estates plans to create a new settlement and to gauge an initial response from the local community. The settlement was to comprise of both affordable housing and dwellings which could be let to Bradford Estate tenants. This new settlement was proposed to be located on land to the west of Church Eaton to the rear of Malthouse Lane and behind the play park.

Following the presentation, members of the Parish Council and members of the public were able to ask questions and give opinion to the Bradford Estates Team. There were many areas of concern raised including the type of housing and tenure proposed, traffic generation and other highways matters, pressure on the current sewerage system and devaluation of existing properties. Due to time constraints, and the obvious need for further consultation, further discussions on this matter were to be arranged in the near future. The Chairman thanked the Bradford Estates and members of the public for their attendance and invited them to stay for the duration of the meeting should they wish to.

**C.E.V. PLAYGROUND:** The Chairman reported that during his inspections he had removed the barrier and Councillor D. Massie was thanked for removing the concrete posts. The grass had been cut by JWH Ground Maintenance. The broken wooden bollard on the roadside verge adjacent to the playground was discussed. Councillor A.Brown was looking into replacing this and had obtained a catalogue from Glasdon where apparently Amey purchased

their highways items. Councillor B.Sharratt was next on the rota to undertake the weekly inspections.

**PLANNING:** There had been no new planning applications received since the last meeting. The Vice Chairman brought up the idea of looking at developing a Neighbourhood Plan especially given the recent development proposals. It was agreed by members that the Vice Chairman should look into this matter to see what would be involved and then to report back to the Parish Council.

**HIGHWAYS:** A short discussion ensued about County Highways spending, but there were some positive comments made about recent Highways works undertaken in the parish including works that had been undertaken in the Marston Road area. It was however reaffirmed that any outstanding road repairs were still being monitored by the Parish Council.

**FLOODING:** Following the recent jetting out of the culvert located at Smithy Croft, a large pile of silt had been left. The County Council's FAIR Team (Flood Aware, Informed and Resilient) were looking to arrange removal of this shortly. The Chairman reiterated that more surveys and monitoring work by the FAIR team was to continue especially through the winter months.

**FINANCE:** The Clerk reported that she had paid the grass cutting invoice for the September cuts which had arrived in October amounting to £110.00. The Clerk confirmed that since the last meeting she had also paid the outstanding second instalment of the Civic Amenities visits invoice which was in the amount of £118.00.

Precept setting arrangements were discussed for the forthcoming financial year 2026 to 2027. As was discussed previously, the Chairman and Vice Chairman were to collaborate on writing a short article for the Parish Magazine to gauge parishioners' opinion on potentially raising the precept annually to create funds for future parish projects. It was agreed however that these funds would be reserved for use within Church Eaton Parish only and would not be used to subsidise any other organisation or statutory body who were responsible for both carrying out and funding any works. The Clerk was to forward this for inclusion in the next edition of the parish magazine.

**COMMUNITY SPEED WATCH:** The Clerk enquired as to whether Mr and Mrs Byford had received any new recruits to assist with the Church Eaton Community Speed Watch Group. The Clerk was asked to include another request for volunteers in the next Parish Magazine after confirming this action with Mr and Mrs Byford.

**CIVIC AMENITY VISIT:** The Vice Chairman reported that the recent civic amenity visit on the 18<sup>th</sup> October had been well supported as had the previous visit in May. The Parish Council expressed thanks to those residents who had supported the service and the Royal Oak for allowing these collections to take place on their land.

**CORRESPONDENCE:** The Clerk had received further information from Mrs Sharon Jones about the forthcoming Christmas Tree Festival at the Church and the Parish Council's entry, which Councillor Dodd was overseeing with help from Jayne Moore and Dawn Gibbs. Councillor Dodd reported that it was all going to plan and that a title for the entry was being discussed.

Making a donation towards the Village Institute Christmas Tree was mentioned by the Vice Chairman. After discussion it was proposed by the Vice Chairman and seconded by Councillor Lloyd that a donation of £30 be made. This was agreed by the majority of members with two against the proposal.

The Clerk had received an email from the Borough Council's Assistant Contracts Manager, Becky Martin requesting dates and times for next year's civic amenity visits. The Clerk was asked to reply and request two, one hour, visits for 2026 to take place in May and October.

The Clerk had received information and an invitation in relation to the Borough's Pantomime Gala Performance of Sleeping Beauty.

The Chairman was to attend the Borough Remembrance Service and wreath laying. The Vice Chairman was to attend a wreath laying service at the airfield marker, Wheaton Aston.

All other correspondence had been forwarded to members.

**DATE OF NEXT MEETING:** The next meeting of the Parish Council would be held on the 2<sup>nd</sup> December 2025 at 7.30pm in the Village Institute. The meeting closed at 9.20pm.