

Meeting of Foscote Parish Meeting

18/1/26, Foscote Manor

The Chair welcomed attendees to the meeting. RS asked KP to remind the meeting of the terms and conditions regulating a Parish Meeting

1. Appointment of the Chair (RS)

RS stated her wish to stand down as chair. RS noted that the principal activity of the PM had been to engage with planning applications that impacted Foscote. RS stated that she had submitted, with the assistance of KP several objections in recent years.

Y agreed to take on the role, which was supported unanimously by attendees at the Parish Meeting. Y and RS would co-ordinate to arrange the handover.

2. Update on current Planning Applications (KP)

KP noted that the Parish Meeting had continued to submit objections related to the current planning application on Foscote Road. KP updated the meeting on the recent Judicial Reviews brought by a charity and a Maids Moreton resident.

KP summarised how a significant number of pre-commencement conditions related to the planning application had not been fulfilled, and these had been raised repeatedly with Buckinghamshire Council. Most materially, the Council had failed to ensure that adequate foul water capacity for the development had been put in place.

KP explained the action that had been taken in relation to Reserved Matters and the Section 106 Agreement. Reserved Matters had been approved in Q3 2024, as a result outline planning permission for the site lapses on March 4th.

KP highlighted that the outstanding issue of the footpath and boundaries, where the development as currently planned blocks a footpath, a criminal offence. The developer intends to submit new plans, which will curtail the cycle path halfway through the site. This entails submitting a non-material amendment to Outline conditions; however, this will impact the bio-diversity net gain assessment.

KP also explained the issues with the proposed mini roundabout, which as currently laid out in plans, breaches best practise standards for visibility and stopping sight distance. Erroneously, the plans state that the plans are compliant with CD116.

Finally KP summarised two live issues impacting Foscote under the S106 Agreement.

- A highways works delivery programme needs to be submitted. Currently the programme does not include the curb adjustment to deter traffic turning left out of the development onto Foscote Road, where traffic is likely to then flow down Foscote Lane. Also a monitor and manage strategy needs to be delivered to monitor traffic flow on Foscote Lane (and Mill Lane).

- The site cannot commence until the visibility displays are in place on Foscode Road. Condition 5 states that means of access must be submitted for Foscode Road. They have not been submitted to date.

The Meeting agreed to delegate authority to the chair to submit objections to the topics summarised by KP.

3. Any other business

There was no other business to discuss.

4. Vote of Thanks

SP proposed a vote of thanks to the retiring chair that was supported unanimously by the Meeting.