Notes of the Woodcote Parish Council
Neighbourhood Plan Working Group

Monday 12th October 2026 at 19:00, Lion's Den – Woodcote Community Centre

Members of the public and press are invited to attend all Council & Committee meetings.
(Public Bodies (Admission to Meetings) Act 1960)

Present: M Smith, M Lillywhite, Deputy Clerk.

WNP.2.1. To note the meeting notes of the previous meeting – 28th September 2026

Noted.

WNP.2.2. To receive nominations to join the Neighbourhood Plan Working Group.

None.

WNP.2.3. To discuss the neighbourhood plan process, to agree actions on how to proceed.

Since the last meeting working group member M Smith gave an update on enquiries with SODC.

- Were an employment site converted to a residential site, it would be unlikely a formal call for sites would be needed.
- SEA (Strategic Environmental Assessment), believe that a full SEA *may* not be required as we aren't adding site, changing policies significantly etc. We need to fill in the SEA Screening questionnaire, for SODC to be able to verify if we need an updated SEA for this iteration of the Neighbourhood Plan.

WNP.2.4. To consider policies from the current plan to keep / modify / remove

WNP.2.4.1. To discuss the list of applications which were objected to by Parish Council, then approved by SODC, or approved on appeal.

WNP.2.5. To consider possible design codes / design guides for those areas character areas chosen at the last meeting.

Design Codes – should be enforceable

Design Guides – are exactly that – guides, not necessarily enforceable.

We need to have a Policy "Applications will be supported where they comply with…. Then list the design Codes and Guides"

LVIA and the NP has the a section already with a general description of the area. Need a map with the character areas marked on. For each character area you need "That one's map" with just that bit. Then photographs to illustrate. You need one which specifically shows "brick and timber" get a picture of the brick and timber. For places like Beech Lane, give an arial view.

Change the order of the descriptions, have a sentence and then the bullet points of what is the actual design codes.

Need to include – “extension must not reduce parking” – particularly Wayside Green, but maybe not other areas. Perhaps a guide which requires more parking, to consider “green” hard standing.

Character areas could specify saving green spaces.

Look at the SODC design guide and consider if any of the measurements / designs etc could/should be substantially wider / smaller / longer etc for specifical areas, such as Beech Lane with the larger properties.

To consider a code or guide on renewable energy, and asking for a greater provision than the building regs require, and asking for at least “future homes standard” rather than building regulation minimum.

WNP.2.6. To consider possible public consultation, in the Village Hall, including potential questions.

Saturday 28th November – 1pm – 5pm.

WNP.2.7. Matters for future discussion

As described throughout this meeting.

WNP.2.8. To note the next meeting of this working group is scheduled for 26th October 2026

Confirmed.