



Planning

Membership:

Chair Councillor P Murray-Chair, Councillor David Dawkins, Councillor Rob Jordan,
Councillor B Pattison, Councillor Ian Skeels, Councillor Michael Winton

Minutes of the meeting of the Benson Parish Planning Committee, held on Wednesday 28th January 2026 at 1800 at the Parish Hall.

Nicola Copland
19th February 2026

Present- Cllrs P Murray (Chair), D Dawkins, R Jordan, I Skeels and M Winton.

1. Apologies and absences.

Cllr B Pattison was absent.

2. Declarations of interest

Members must ensure that they complete the Declaration of Interest sheet prior to the start of the meeting in respect of items other than Disclosable Pecuniary Interests and must indicate the action to be taken. **None**

3. Public session

To allow members of the public to ask questions and address the Chairman
(It should be noted that the time allocated for the public session is a total of 10 minutes for all those wishing to speak as per council Standing Orders para 1.e.) **None**

4. Minutes of the last meeting

It was resolved to approve and sign the minutes of the Planning Committee meeting held on the 4th December 2025 as a true record of the meeting.

5. Exclusion of the Public to discuss an item.

To resolve that in accordance with Section 1(2) of the Public Bodies (Admission to Meetings) Act 1960 and by reason of the confidential nature of the remainder of the business, the Press and Public be excluded from the items of the meeting. **None**

6. To consider and comment on the following applications.

i P25/S3987/HH 63 St Helen's Avenue Benson OX10 6RU

Members resolved to not object to this application.

ii P25/S40446/FUL Land north west of the Bewley Homes Development Hale Road Benson

Cllrs resolved to not object to this application. Members did ask for the applicant to provide suitable monitoring systems (e.g. telemetry at key points in the network, connected to a central monitoring station); and to ensure that system maintenance is performed by a specialist contractor with the right expertise to deal with complex sewerage systems.

iii P25/S4008/S73 5 Sunnyside Benson OX10 6LZ.

Members resolved to not object to this application

7. The following planning applications have been granted and noted.

i P25/S3496/LB and P25/S3495/HH The Plough 2 Brook Street Benson OX10 6LQ

ii P25/S3205/LB 8 Castle Square Benson OX10 6SD

iii P25/S2600/HH 51 St Helen's Way Benson OX10 6SP

8. To receive an update on the Land adjacent to The Orchard appeal. P24/S3131/FUL

Cllr P Murray outlined the process and the volumes of work required for the forthcoming Public Inquiry.



Benson Parish Council

Benson Parish Hall, Sunnyside, Benson, Wallingford. OX10 6LZ

Tel: 01491 825038 e-mail: clerk@benssonpc.org.uk

Planning

Membership:

Chair Councillor P Murray-Chair, Councillor David Dawkins, Councillor Rob Jordan,
Councillor B Pattison, Councillor Ian Skeels, Councillor Michael Winton

9. To discuss the second revision of the Neighbourhood Plan.

Cllr Murray (PM) stated that the NP runs out in March 2028; it has so far been effective in staving off further development. It is too early to start working on it this year as there are too many unknowns (NPPF, what weight will NPs have, possibly a new Local Plan etc), and this will become clearer at the end of the year. We need to start early next year and hit the ground running.

PM has been at the forefront of NP since 2016 and whilst he is happy to be part of a committee, he cannot take on the whole task. IS suggested we start to look for a consultant/project manager to help.

PM encouraged members to attend the planning webinar next week-Clerk to circulate the details again.

10. Items to note or to be included on next agenda.

11. Date of next meeting-tba