

**Curdridge Parish Council**  
**2 Berkeley Gardens, Hedge End, Southampton, Hampshire,**  
**SO30 0QW**

Tel: 01489 786557 (mobile 07858 491919 )

Email Parish Council Manager: clerk@curdridge-pc.org.uk



**MINUTES OF PLANNING, HIGHWAYS & LICENSING COMMITTEE MEETING OF  
CURDRIDGE PARISH COUNCIL HELD AT 7 PM, ON THURSDAY, 4 OCTOBER 2018  
IN THE COMMITTEE ROOM AT THE READING ROOMS, CURDRIDGE**

**Present:**

Cllr Sian Townsend (Vice Chairman – acting as Chair)

Cllr Kevan Bundell

Cllr Rory Kemp

Cllr Lynne Newton

**In attendance:**

Jenny Whittle (Parish Council Manager - PCM)

**Public Session**

WYG Planning Consultants attended the meeting to give a brief update regarding proposals for the development of Sherecroft Farm (as they have been instructed by the landowners (Jenkyns Trust) to prepare plans relating to their parcel of land next to Botley Petrol Station).

They wanted to report back to Members that they have made further investigations regarding the main two points raised by Curdridge Parish Council, i.e. the requirement for more parking for Botley Railway Station and the provision of sufficient elderly accommodation within their development scheme. They have carried out a survey of six local train stations (particularly Botley and Hedge End) and prepared a report of their findings (which they circulated to Members). This report indicated that based on the movements and parking spaces provided at Hedge End Train Station, if they provided a further 26 parking spaces this would be sufficient. However, based on Council's observations that people also park at the Allotments and other roads within Curdridge, they would be prepared to provide 48 new spaces, which might also mean that some spaces in the current car park could be converted to 20 minute maximum wait drop off/pick up spaces. They confirmed that parking at the new car park would have to be paid for, in order to recoup the set up costs, although once this had been done the Parish Council or another authority could take responsibility for the car park if they wished. Members were unsure about this option, given the maintenance costs and other problems associated with car parks.

The provision of elderly (or smaller accommodation to allow residents to down-size) was discussed. WYG had considered 4 bungalows, but having spoken to the Parish Council Manager understood that Members might wish to have more and therefore they were now looking more towards 10-12 bungalows. Members felt this would be acceptable.

Cllr Bundell once again raised the possibility of Botley Tarmac having a rear access onto the bypass from their site, due to the safety issues relating to lorries entering and exiting through the train station car park. WYG advised that they would investigate this, but it was very unlikely to be possible, as there is a 5 metre height difference between their site and the land to the rear (which would require a costly bridge), there would also be several land owners to negotiate with and Botley Tarmac would also have to move their lorry weighing system, which would be costly and they also might not want to change current access.

It was agreed that Members would go away and look at the report and advise WYG if they had any further comments regarding the railway parking and elderly accommodation.

#### P18.61 Apologies for absence

Apologies had been received from Cllrs Bodger, Caister & Wallin, as well as the District and County Councillors.

#### P18.62 Declarations of Interest

There were no declarations of interest.

#### P18.63 To approve the Planning, Highways & Licensing Minutes of 2 August 2018

***The Minutes were approved, as drafted, for signing. ACTION: CHAIR.***

#### **P18.64 Planning Applications received from Winchester City Council, Eastleigh Borough Council, Hampshire County Council or the River Hamble Harbour Authority for decision/response**

P18.64.1 1 Summerlands Cottage Botley Road Curdridge Southampton Hampshire SO32 2DS - Additional floor space to the rear of the building via a small two storey infill extension together with a single storey extension in to the rear garden. Case Officer: Marge Ballinger. Case No: 18/00856/HOU.

Cllr Kemp introduced this item. He felt that all trees on site would be protected and that the development was acceptable.

***Resolved DO NOT OBJECT, subject to all trees on site being preserved and relevant protection being put in place throughout the building project. ACTION: PCM.***

P18.64.2 North Whiteley Urban Extension Botley Road Curbridge Hampshire – Reserved Matters application for the construction of 160 dwellings and associated infrastructure including access roads, cycleways, footpaths a temporary haul road, construction compound, electricity sub-station, surface water a attenuation facilities, a sewage pumping station, car parking, amenity open space, landscape planting, cycle storage facilities and all associated ancillary activities, pursuant to Outline Planning Permission 15/00485/OUT. The Outline Application was accompanied by an Environmental Statement. Case Officer: Mr Simon Avery. Case No: 18/02170/REM.

Members discussed this application.

***Resolved to MAKE NO COMMENT.***

P18.64.3 The River Hamble Harbour Authority (RHHA) - application for Harbour Works Consent. Applicant: Dean & Reddyhoff Ltd - Proposal: The relocation of an existing access bridge and the installation of new public access pontoon at Deacons Marina, Bridge Road, Bursledon, SO31 8AZ Members discussed this application and were satisfied with the consultation response submitted by the River Hamble Valley Forum.

***Resolved to MAKE NO COMMENT.***

#### **P18.65 Planning Decisions notified by Winchester City Council/HCC - to be noted**

P18.65.1 Beechcroft Vicarage Lane Curdridge SO32 2DP - Lean-to extension to existing garage to provide kit wash-down and storage area. Case Officer: Nicola Clayton. Case No: 18/01439/FUL. ***PERMITTED. Noted.***

P18.65.2 Hillview Chapel Lane Curdridge SO32 2BB - Erection of two storey front and rear extensions, single storey side and rear extensions, new roof and remodel of elevations. Case Officer: Robert Green. Case No: 18/01455/HOU. ***PERMITTED. Noted.***

#### **P18.66 Correspondence**

P18.66.1 WCC – Local Plan Update. ***Noted.***

### **P18.67 Parish Council Manager's action update report.**

Cricketers Pond (repairs and improvements quotations) – Members noted that the Botley Fencing quote for the repairs/improvements was the most competitive and were very happy with their previous work. They requested the PCM to instruct them to do all of the works quoted for (urgent health & safety repairs and non-urgent improvements) and for this item to be placed on the next Full Council Agenda for ratification. **ACTION: PCM.**

Lengthsman (Botley Road – sidings) – Members felt that it would not be possible for the Lengthsman to upkeep (dig away the sidings) along the pavement from Chapel Lane to Botley Station (due to the associated cost). They were also not keen to use chemical sprays, but requested the Clerk to write to HCC for recommendations on whether sidings can be kept back without using the siding out machine and whether this machine could be hired from HCC (or another firm) by Council to do several pavements in Curdridge. **ACTION: PCM.**

Cemetery (fence) – Cllrs Bundell & Newton had very kindly erected a small panel of fencing to fill the small gap alongside the gate. Members thanked her.

### **P18.68 Councillors' Reports (on Planning, Highways & Licensing matters).**

Station Hill flooding – Cllr Bundell had received further complaints. Members requested the PCM to write to HCC to request that the proposed works be carried out before Winter, to ensure public safety. **ACTION: PCM.**

Wickham Road (overgrown hedge alongside field) – Cllr Kemp had received further complaints. The PCM had written to the property owner who had confirmed that HCC had informed them it owned this hedge. Consequently, the PCM had written to HCC to request this hedge to be cut.

Fly Tipping – Cllr Bundell had reported several instances of fly tipping, which is continuing.

Overgrown hedge opposite St Peters Church – several complaints had been received. Cllr Bundell would kindly speak to the owner to request them to ensure their tenants cut the hedge.

**ACTION: CLLR BUNDELL.**

7 Tonne Weight Limitation Signs for Lockhams Road – Cllr Kemp reported that one of the signs at Kitnocks Hill (into Chapel Lane and Lockhams Road) had gone missing and there was no sign at the other end of Lockhams Road (opposite Cricketers Pub). Members requested the PCM to write to HCC to request these be installed. **ACTION: PCM.**

Lockhams Road/Chapel Lane cross roads – Cllr Townsend raised the fact that an accident had occurred and several complaints had already been received regarding the replacement fence creating a severe blind spot when entering Lockhams Road from Kitnock Hill/Chapel Lane. The PCM advised that HCC are investigating this matter. Cllr Townsend requested permission to approach the property owner and/or HCC regarding the verge opposite this junction to request permission to erect a mirror there to help resolve this issue. Members approved this course of action, subject to HCC Highways approving this course of action. **ACTION: CLLR TOWNSEND.**

Lockhams Road (SLR socket & post location) - Cllr Townsend had spoken to the owners of The Lawns and Beechcroft who were happy for HCC to fit this socket & post, but would like them to try and position this behind the tree on their property, so it was no so visible to them. Members requested the PCM to write to HCC and request them to consider this. **ACTION: PCM.**

### **P18.69 To move Exempt Business**

To consider passing a resolution under Section 100A(4) of the Local Government Act 1972 in respect of the following items of business on the grounds that it is likely to involve the disclosure of exempt information as defined in paragraph 3 of Part 1 of Schedule 12A of the Act

#### **P18.69.1 Planning Enforcement – New Cases Arising and Updates.**

There were no new matters arising.

**THE MEETING CLOSED AT 8.49 PM.**