

Curdridge Parish Council

2 Berkeley Gardens, Hedge End, Southampton, Hampshire, SO30 0QW

Tel: 01489 786557 or mobile 07858 491919

Email: clerk.curdridge@parish.hants.gov.uk



MINUTES OF FULL COUNCIL MEETING OF CURDRIDGE PARISH COUNCIL HELD ON THURSDAY 15 OCTOBER 2015

AT 7.00 PM IN THE BILLIARD ROOM AT CURDRIDGE READING ROOM

Present:

Cllr K Bundell (Chairman)

Cllr E Bodger (Vice Chairman)

Cllr C Cross

Cllr J Furby

Cllr R Kemp

Cllr L Newton

Cllr C Weaver

In attendance:

Jenny Whittle (Parish Clerk)

Cllr R Humby (arrived late)

3 members of public

Public Session

David Furby an immediate neighbour of the Coach House spoke to advise that he had not been formally consulted about the new planning application (item 15.76.1) by WCC, but objected, as the new application increased the roof height of the proposed property by 1.1 m (2 m higher than the current roof height); also the velux windows had now been replaced by large 1.2m wide by 1m high dormer windows on the eastern and western sides of the property, which allowed excessive overlooking of neighbouring properties; the previous balcony to the rear had now also been extended around the southern and western sides of the property and would be only 2m from his property boundary allowing excessive overlooking. WCC's Biodiversity Questionnaire had also been completed incorrectly as question 2.2c asks whether there are any trees with a circumference of more than 1 metre at chest height; this has been answered "no", but there are three mature oaks on the boundary very near the proposed development. Question 2.5c queries whether there are any ponds within 200m of the development, which has also been answered "no", but Mr Furby's property has a large established pond within 50-100 metres of the proposed development, which has newts, frogs and toads in and bats also forage from it. Mr Furby was also concerned that there was no proposed planting scheme, should the development proceed and that the side accesses to the rear of the property were extremely narrow and would not allow for the mature tree roots to be protected if access was to be gained via these routes.

Roger Bailey reiterated David Furby's objections regarding the proposed roof height and dormer windows and advised Members that the proposed dormer windows would overlook his bathroom, bedroom, landing and swimming pool. He felt that the visual impact of the proposed development was unacceptable.

15.72 Apologies for Absence

Apologies had been received from Cllr Ruffell, who was unwell and Cllr Humby would be late.

15.73 To receive Declarations of Interest

Cllr Cross declared an interest in item 15.76.1, as the applicant is a client of her company.

Cllr Furby declared an interest in item 15.76.1, as the applicant is her immediate neighbour.

15.74 To approve Minutes of Full Council Meeting of 17 September 2015

Resolved to approve the Minutes, as drafted, for signing by the Chair.

15.75 To receive reports from the County Councillor and District Councillor

This item was deferred until Cllr Humby arrived. Cllr Humby recapped on his role as Rural Champion (as advised at Full Council 17 September 2015). He advised that this role was being moved forward, with social isolation and dementia being top priorities. Amanda Hull from Countryside Services had now been allocated as a support officer. He also advised that the Rural Co-Ordination Group reports to the Leader and Cabinet and that rural issues had now been elevated, with all senior officers being required to attend meetings, due to budget cuts and devolution also being relative.

Cllr Humby had attended the Andover MIND training event, which he highly recommended.

Men's Shed (which is the equivalent of the W.I. for men, designed to enable men to socialise, whilst making woodwork products etc) – this group was expanding and hoped to open more Men's Shed groups in the near future.

County Councillor Grant Application – Cllr Humby recommended that the Clerk completes an application for the Cricketers Pond irrigation, setting out the necessity of the project etc. **ACTION: CLERK.**

Cllr Furby queried the situation with regard to affordable housing at Whiteley. Cllr Humby had attended a meeting with the Estates Team today and explained that the Whiteley developer was also contributing towards other imperative facilities, such as schools, which meant that the affordable housing ratio was reduced, as it was not viable for the developer to fund more.

Cllr Kemp advised that some planning neighbour notification letters had not been sent to neighbours. Cllr Humby recommended that the Clerk writes to Mike Read. **ACTION: CLERK.**

15.76 Planning Applications received from Winchester City Council for decision/response

15.76.1 The Coach House, Curdridge Lane, Curdridge, Southampton, Hampshire SO32 2BH – (HOUSEHOLDER) First floor rear extension. Case Officer: Michelle Thomson. Case No. 15/02150/FUL.

Members discussed this application and the points raised in the public session.

Resolved to OBJECT on the grounds that:

- *the proposed extended balcony and large dormer windows excessively overlook neighbouring properties;*
- *the proposed development (particularly the roof) would visually intrude on the landscape, as it would be visible from Footpath 5, Hole Lane and also neighbouring properties;*
- *Members felt a proper Biodiversity Study should be carried out, as the Biodiversity Questionnaire had been completed incorrectly - question 2.2c asks whether there are any trees with a circumference of more than 1 metre at chest height; this has been answered "no", but there are three mature oaks on the boundary extremely close to the proposed development; question 2.5c queries whether there are any ponds within 200m of the development, which has also been answered "no", but an immediate neighbouring property has a large established pond within 50-100 metres of the proposed development, which has newts, toads and frogs in it and also bats foraging from it. Consequently, it was felt that this development could possibly damage mature oak trees and destroy the wildlife habitat of protected species. ACTION: CLERK.*

Cllrs Cross and Furby abstained in conjunction with their declarations of interest.

15.76.2 Tabithas Cottage, Botley Road, Curbridge, Southampton, Hampshire, SO30 2HB – (HOUSEHOLDER) Single storey side extension with log store following removal of existing greenhouse. Case Officer: Mrs Katie Nethersole. Case No. 15/02220/FUL.

Cllr Kemp introduced this item and advised that the proposed development was acceptable.

Resolved to SUPPORT this application. ACTION: CLERK.

15.77 Allotment Recreation.

15.77.1 To receive an update from Cllr Newton regarding the possibility of setting up a flower meadow in the lower part of the Allotment Recreation to reduce future maintenance costs and decide upon action required (if applicable)

Cllr Newton felt that anything up to one half of the recreation could be used for a wild flower meadow, which would reduce the mowing costs significantly. Members raised concerns that the Allotment Recreation was registered as a charity open space with provision for a junior football pitch and therefore Council was required to retain provision for this facility, even though it was not currently being used. Members also felt that adequate overflow parking for Curbridge Show needed to be retained.

Resolved that:

- i) Council would trial using the bottom third of the Allotment Recreation as a flower meadow in 2016 and arrange for the contractor to do the annual of grass;***
- ii) Cllr Newton would then establish what wild flowers grew within this meadow area within the first year and identify what additional wild flower plugs would be required to retain the flower meadow and report back to Council. ACTION: CLLR NEWTON;***
- iii) Cllr Newton would remove any Ragwort etc (as necessary) to ensure that the grass was acceptable for baling and that weeds did not encroach onto the allotments;***
- iv) The Clerk would arrange for John Clements' Contract to be revised to reflect the reduction in his workload. ACTION: CLERK.***

15.78 Cemetery Car Park

15.78.1 To receive an update from Cllr Bundell regarding the viability of marking up of car park spaces and decide upon action required (if applicable)

Cllr Bundell had been monitoring the car park usage for several months; he and Cllr Furby had also had a site meeting to monitor this and felt that the car park was generally used as well as could be expected during peak periods. Cllr Bundell advised Members that he had also thoroughly researched options for marking up the car park spaces and not only were products (that would otherwise be suitable) too urban for this facility, but they were also far too expensive and more rural alternatives would require regular maintenance.

Resolved that Council would not mark up the car park spaces, as the car park was being used as efficiently as could be expected and the expenditure and maintenance costs for the installation of any markers was not justifiable.

15.79 Glebe Field

15.79.1 To review meadow cutting process and sale price of hay bales for 2016 onwards

Cllr Newton requested Council to consider a downwards review for the purchase of the hay bales next year, as the bales produced were only two-thirds the size of normal bales (which were sold for £4 each) and the hay was very coarse. She also requested Members to decide upon the admin process.

Resolved that:

- Council would arrange for the meadow to be cut and baled once annually, with the purchaser of the hay bales paying the contractor's fees directly to the contractor. ACTION: CLERK;***
- Council would then invoice the purchaser of the hay bales an additional 50 pence per bale, which profit would be used towards the maintenance costs of Glebe Field (to be reviewed annually following 2016). Members requested 2015 invoice to be revised accordingly. ACTION: CLERK;***

- *Council would review the two month (annual) Grazing Licence next May, although it was noted that it was very difficult to find suitable tenants with small horses (that would not damage the ground), who would be prepared to remove them from the field at a moment's notice, should the weather conditions dictate. ACTION: CLERK.*

15.80 Open Space Fund

15.80.1 To consider and decide on possible projects for the current Open Space Fund balance remaining in the sum of £420.67.

Cllr Newton suggested using this money towards the purchase of a kissing gate on Footpath 1 at the Netherhill entrance, but advised Members that HCC Rights of Way would need to seek the permission of the land owner.

Resolved that the Clerk would write to Alan Cartwright at HCC Rights of Way to request that he writes to Mr Bignall, the land owner, enquiring whether he would be happy for a kissing gate to be installed on his land and if so, the Clerk would apply to WCC to use the Open Space Fund of £420.67 towards this project. ACTION: CLERK.

15.80.2 Adult Exercise Equipment - to receive an update from Cllr Furby, as to whether the Reading Room Committee would like to consider installing adult exercise equipment in the recreation ground, should significant Section 106 Open Spaces Funding become available in the future.

Cllr Furby had liaised with the Reading Room Committee, who were keen to have adult exercise equipment installed, but had advised that this could not be considered until the future of the Reading Room had been decided, as it was proposed to move the play/exercise equipment into Skinners Field, if the development proceeded. The Reading Room Committee would investigate this option at that time and update Council.

Cllr Humby arrived and gave his report (see item 15.75 above).

15.81 WCC notification of TPO land adjacent to Tree Cottage Lockhams Road – to receive an update from Cllr Kemp and decide upon action required (if applicable)

Cllr Kemp advised that the landowner did not propose to carry out further tree works at the current time. Cllr Kemp had offered to clear the current tree cuttings on site and this would be done shortly.

15.82 To consider the installation of village gates on the highways routes entering Curdridge Parish.

Members had previously discussed the possibility of installing white “picket fence” style gates on highways routes entering the Curdridge Parish. It was understood that Cllrs Newton and Weaver had previously consulted HCC Highways to establish the relevant legislation, but the matter had not then been followed up by the outgoing Clerk.

Resolved that:

- *Council would consult Lisa Davis at HCC Highways once again about the possibility of installing two gates on the A334 Wickham Road at the Curdridge sign; two gates on the A3051 at Curbridge, at the 40 mph sign near Harmsworth Farm; two gates on Curdridge Lane at 40 mph sign near Poplars Farmhouse and two gates on B3035 Botley Road at the bottom of Harfields Hill (ensuring that Lisa Davis was reminded she had previously been consulted). ACTION: CLERK;*
- *The Clerk would also obtain an estimate from John Clements for the cost of supplying and installing white “picket fence” style gates, to enable Council to consider whether it wished to proceed with this project. ACTION: CLERK.*

15.83 Finance

15.83.1 To ratify Curdridge Parish Council’s “General” insurance renewal with Zurich on a 3 year contract in the sum of £713.11. An email update had previously been circulated to Members and this item was noted.

15.83.2 To approve the revised Finance Report for September 2015. *Resolved to approve.*

15.83.3 To approve the Finance Report dated 15 October 2015, Financial Report from the second quarter expenditure to budget, cheque signing and payments.

Resolved to approve the finance reports, cheque signing and payments, subject to cheque numbers being added when cheque book received and report being ratified at November Full Council.

ACTION: CLERK.

15.84 Correspondence

15.84.1 Winchester Action on Climate Change – letter requesting Council to consider supporting their request to David Cameron to press him to continue his support for a binding global carbon reduction agreement in Paris this November. Council to take no action, but Members can respond personally, should they wish.

15.84.2 Invitation to Winchester Neighbourhood Mediation Service AGM on Monday, 26 October at 6 pm. (email previously circulated to Members). Noted.

15.84.3 Chris Ward of Bryan Jezeph Consultancy Ltd re Broadlands Planning Application - raising concerns that the planning application was considered at Full Council and this did not appear to be general knowledge; response sent advising of Agenda circulation and website update to clarify for future purposes. (emails previously circulated to Members). Noted.

15.84.4 HCC Small Grant Scheme notification of next closing date of 26 October 2015. Noted.

15.84.5 Scottish & Southern Energy road closure notification A334 Winchester Road, Wickham on 17 and 18 October 2015. Noted.

15.85 To note Parish Clerk's Update Report (previously circulated to Members)

Noted.

15.86 To receive reports from Parish Councillors

Cllr Furby and Cllr Bundell had been on WCC's planning bus tour and had found it very interesting. They were shown building projects that had been successful and others that had not been successful.

Cllr Bodger advised that the leader of Wangfield Lane Action Group was still on leave and he would liaise with her upon her return regarding the Planning, Highways & Licensing Committee matter previously raised.

Cllr Kemp queried whether revised planning applications should note revisions; Members felt this would not be possible, as all planning applications had to be considered on their own merits.

Cllr Bundell:

Hampshire ALC's AGM had focused on devolution and Curdridge Parish Council might be expected to take on more responsibilities. Cllr Humby advised that parishes were under no obligation to take on additional responsibilities, although they would be given the opportunity to do so.

North Whiteley Development - Cllr Bundell had liaised with a HCC Highways officer and requested that HCC give consideration to the points raised in CPC's original objection.

Sign post at the end of Outlands Lane – this been knocked over again; Members requested the Clerk to write to HCC Highways to request post to be relocated, as lorries turning out of Outlands Lane consistently knock it over. **ACTION: CLERK.**

Cllr Bundell also clarified that the finger post at Plantation and B3035 Botley Road junction had been replaced once with a modern sign, but this had been broken again. **ACTIONS: CLERK.**

The meeting closed at 9.45 pm.