

Curdridge Parish Council

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

Tel: 01489 786557 or mobile 07858 491919

Email: clerk@curdridge-pc.org.uk



**MINUTES OF FULL COUNCIL MEETING OF CURDRIDGE PARISH
COUNCIL HELD AT 7.00 PM ON THURSDAY 6 OCTOBER 2022
IN THE BILLIARD ROOM AT CURDRIDGE READING ROOM CURDRIDGE**

Present:

Cllr Eric Bodger (Chairman)

Cllr Larry Burden

Cllr Jonathan Carkeet

Cllr Paul Haskins

Cllr Philip Hedger

Cllr Lynne Newton

Cllr Sian Townsend

In attendance:

Jenny Whittle (Parish Council Manager - PCM)

Terence O'Rourke Planning Consultants (5 representatives)

2 members of the public

Public Session

There were no matters arising.

22.222 Apologies for Absence

Apologies had been received from the County and District Councillors.

22.223 Declarations of Interest

There were no declarations of interest.

22.224 To receive reports from the County Councillor, District Councillors and Hampshire Constabulary Representative, if applicable (usually given at the end of each month)

There were no updates at this time.

22.225 To approve the Minutes of the Full Council Meeting on 1 September 2022

Resolved to approve the Minutes of 1 September 2022 for signing. ACTION: CHAIR/PCM.

22.226 2 parcels of land at Whiteley which are referred to as site no. CU45 and CU14 in the Council's SHELAA brief presentation by Nexus Planning Consultants in relation to the proposed Planning Application for this site

Nexus Planning Consultants wished to defer this item to review their plans following the draft Local Plan.

22.227 Land at Fairthorne Grange – brief presentation by Terence O'Rourke Planning Consultants in relation to the proposed Planning Application for this site

Representatives from Terence O'Rourke and Blenheim Strategic Partners attended with the landowner to outline their proposal for development of the land at Fairthorne Grange which they said would be sustainable, environmentally friendly and would create a small buffer between Whiteley and Curdridge. They are currently in the very early stages of revising the future development proposals for this site from elderly/supported accommodation to domestic houses and are aiming for approximately 90-106 properties. Cllr Carkeet asked what stage their scheme is at and they advised that it is at the very early stages currently with them just wishing to outline the proposal in line with the new Local Plan. Members were very concerned about this development proposal given that it was their desire to protect the whole of the remaining land gap between North Whiteley and Curdridge from development on behalf of parishioners. Members also felt that there had been enough development within the parish and the proposed development at Sherecroft (which is also in the early stages) would provide sufficient low cost and elderly accommodation for the parish. The PCM explained that Council was aware of several landowners within close proximity of this land that had also outlined a desire to development their land and therefore Council had to be extremely cautious about any larger-scale developments taking place.

Terence O'Rourke thanked Council for its time and advised that they would keep both Winchester City Council and Curdridge Parish Council updated. Members thanked them for their time.

22.228 Planning Applications received from Winchester City Council, Hampshire County Council, Eastleigh Borough Council or River Hamble Harbour Authority for decision/response

22.228.1 Beech Tree Calcot Lane Curdridge Hampshire - Conversion of agricultural barn to dwellinghouse. Case Officer: Nicola Clayton. Case No: 22/01809/PNACOU – to ratify Council's consultation response, which had to be provided to Winchester City Council urgently following the cancellation of Full Council Meeting on 15 September 2022 due to Queen Elizabeth's Mourning and associated Local Government Act Legislation:

"Resolved TO OBJECT, as Council is concerned that the proposed application is beyond the scope of Permitted Development for Class Q conversion to a dwelling, e.g. without the proposed drastic changes to cladding and fenestration the conversion would not meet the standards required for a dwelling-house. It may be that issues such as the ability of the current frame to carry the extra weight are matters for Building Control rather than Planning, but we would like to draw the Planning Officer's attention to Council's concerns regarding the current build quality of this building being significantly inadequate also. The splay required to meet Highways requirements would cause damage to the natural hedgerow and street-scene and Council raised concerns generally in relation to highways safety regarding the access to this site and visibility (even taking into account the proposed revisions)."

Resolved to formally approve and ratify the above consultation response which has previously been submitted to WCC and acknowledged by their planning officer.

22.228.2 Land At Reading Room Lane Curdridge Hampshire SO32 2HE - Proposed Detached Barn. Case Officer: Jordan Wiseman. Case No: 22/01594/FUL.

Members discussed this application and although they had no objections to the building and its purpose they were adamant it should be an equestrian unit, rather than agricultural.

Resolved DO NOT OBJECT, subject to WCC's Landscape Officer approving the scheme and its proximity to the stream and a condition being added to any permission granted that this building must remain equestrian (for storage), rather than agricultural, to ensure it cannot be converted into a new domestic dwelling once the requisite 10 year period for Class Q rights has elapsed. ACTION: PCM.

22.228.3 Bury Farmhouse Bury Farm Road Whiteley Hampshire PO15 7PU - Proposed Single Storey Rear Extension and Proposed Two Storey Front Extension. Case Officer: Cameron Finch. Case No: 22/01703/HOU

Members discussed this application. This property is visible from the highway and is situated amongst the high-density North Whiteley Development and would not affect the street scene.

Resolved DO NOT OBJECT. ACTION: PCM.

22.228.4 2 Woodland Cottages The Plantation Curdridge Hampshire SO32 2DT - Construction of a garden annexe for ancillary accommodation. Case Officer: Marge Ballinger. Case No: 22/01716/HOU.

Cllr Newton explained that the Applicant had originally intended to move her mother (who is unwell) into 2 Woodland Cottages to support her, but unfortunately she cannot now manage the stairs. This single storey annexe is therefore now required. Members were happy that this annexe would not be suitable to convert into a separate dwelling in future.

Resolved DO NOT OBJECT. ACTION: PCM.

22.228.5 Woodside Botley Road Curbridge Hampshire SO30 2HB - Proposed 2 storey side and front extension. Proposed new roof with loft conversion. Associated internal rework. Proposed two car garage and gated front boundary. Case Officer: Cameron Finch. Case No: 22/01752/HOU.

Members discussed this application. This property is situated amongst the high-density North Whiteley Development and would not affect the street scene.

Resolved DO NOT OBJECT. ACTION: PCM.

22.228.6 Burhlea Sherecroft Gardens Botley Hampshire SO30 2TP - Single storey side extension, two storey front extension, dormer and loft conversion over garage, new porch, new garden room. Case Officer: Cameron Finch. Case No: 22/01760/HOU.

Members discussed this application.

Resolved DO NOT OBJECT. ACTION: PCM.

22.229 Planning Decisions and Appeals notified by Winchester City Council/HCC - to be noted

There were no new planning decisions for the parish notified by Winchester City Council during this period.

22.230 Finance

22.230.1 To formally approve finalised Finance Report dated 4 August 2022 following the inclusion of the bank reconciliation.

Resolved to approve the Finance Report dated 4 August 2022.

22.230.2 To approve interim Finance Report dated 20 October 2022 and cheque signing & payments.

Resolved to approve the interim Finance Report 20 October urgent payments. ACTION: PCM.

22.230.3 Citizens Advice Winchester District – Grant Application £320.

Members discussed this application.

Resolved to make a grant donation for the full amount of £320 on this occasion (due to the current financial climate), but to advise the applicant that with budgetary cuts being made this amount would probably have to be reduced for any future Grant Applications. ACTION: PCM.

22.231 Parish Quay – to formally consider draft letter to brewery

Cllr Carkeet had consulted a legal team to draft a letter to the Landlord of the Horse and Jockey and brewery on the basis that incoming Members onto the Council felt that the rental for this parish land (currently 5p per annum) was far too cheap and that the layout and usage of the land had been revised so much that it conflicted with the terms of the Licence that required public access to be freely available. They believe that the brewery either needs to revise the layout of the car park or the rent needs to be vastly increased to reflect that the public no longer have free access to this parish land and so can benefit from rental being used to improve other facilities for them to use.

Resolved that the PCM will revise the wording in the bullet points to “affect access” and put the draft letter onto headed paper. Members agreed that Cllrs Carkeet and Haskins could then print and “pp” the letter and deliver it to the Landlord of the Horse and Jockey by hand, so that they can discuss Council’s concerns amicably with him, rather than just presenting him with a formal letter. The PCM will send a copy of this letter to the brewery for information once the Landlord has received his copy. ACTION: CLLRS CARKETT & HASKINS/PCM.

22.232 Speed Limit Reminder Signs – update and decision upon action required (if applicable)

The PCM advised that she had managed to get some more complimentary padlocks and security keys for the SLR. She had also been liaising with the parish council’s insurers regarding the claim for the damaged SLR, as they had wanted a formal quotation figure for the repair of the old SLR. The PCM had explained that Council did not want to obtain a formal quote, as the supplier had said that Council would have to pay postage both ways and their estimate would increase if the internal workings of the sign had also been damaged. Council’s insurers had eventually agreed that the PCM could provide an invoice for the purchase of the new camera to enable them to settle this claim.

Cllr Newton advised that Dave Thorne would like Council to order three more of the brackets that attach the new SLR signs to sign posts.

Resolved that;

- i) PCM will advise Council’s insurers that Council is happy with their proposal to settle this claim. ACTION: PCM;**
- ii) PCM will order three more brackets for the two new SLR signs. ACTION: PCM;**
- iii) Now the insurance claim for the old SLR sign has been approved, the PCM will offer old SLR solar panel, batteries and charger to Durley/Upham, Wickham and Shedfield Parish Councils (who have the same SLR) for offers in the region of £100, based on first come first served. ACTION: PCM.**

22.233 Cricketers Pond – roadside hedge (visibility line) future maintenance

The PCM advised that this item had been placed on the Agenda as she had recently received complaints from three residents who had raised concerns about the safety of this junction due to the willow tree growing out towards Botley Road and the grass verges not being maintained. Cllr Carkeet advised that he had also received a formal complaint from another resident.

The PCM advised that Council had taken over verge cutting at the Cricketers Pond from Hampshire County Council, as Cllr Newton (as Pond Warden at that time) had felt they were cutting the verges too regularly and Hampshire County Council had also recommended to a former Chair that some of the willows should be removed for safety reasons. The PCM advised that there were strict rules that verges on junctions had to be kept below 16 cms to ensure good visibility and so Council must be aware of this. Members were divided as to whether the willow trees along the Botley Road boundary should be removed for safety purposes and to improve the quality of the pond water.

Resolved that the PCM will email HCC Highways to request a site meeting with a Highways Engineer, so that they can advise on what tree works Council should carry out to ensure public safety; the PCM will then report back to Council. Cllr Carkeet will also attend the site meeting if he is available. ACTION: PCM.

22.234 Correspondence

22.234.1 Winchester City Council – notification of consultation on increase of taxi fares.
Noted.

22.234.2 South Central Probation – regarding Unpaid Work Consultation Survey. **Noted; Council does not currently use this service, but Members will consider possible future projects. ACTION: ALL.**

22.234.3 Charity Commission – Allotment Charity update. **Noted.**

22.234.4 Hampshire County Council Newsletter. **Noted.**

22.234.5 Flick Drummond MP – notification of Rural Crime Community Forum Meonstoke Village Hall on the 14th of October 4pm. **Noted.**

22.234.6 Police and Crime Commissioner (OPCC) commission services Newsletter. **Noted.**

22.234.7 Home Start Hampshire – thank you to Council for grant donation. **Noted.**

22.234.8 Hampshire & Isle of Wight Wildlife Trust Newsletter. **Noted.**

22.234.9 Southern Water (Water For Life) – invite to a tour of our temporary water recycling pilot plant at Budds Farm Wastewater Treatment Works in Havant. **Noted.**

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

Cemetery Path and Memorial Tommys – the PCM had circulated photos of the completed path renovations and new path created. The two benches had also been relocated (as agreed) to create additional burial plots. The PCM said that the two new Memorial “Tommys” purchased now needed to be installed (hopefully prior to November), but the positioning and contractor needed to be approved. Members were extremely pleased with the path renovation, new path and bench relocation.

Resolved that the PCM would email Rob Edwards for a quotation to erect the two Tommys facing each other three feet either side of the widest point of the two benches and in line with the yew tree retaining boards. ACTION: PCM.

22.236 To receive reports from Parish Councillors

Bus Service (Curdrige) – Cllr Burden queried whether Members were aware there was no bus service in Curdrige on Saturdays. The PCM advised that Council had previously tried to negotiate bus services to Curdrige not being reduced, but the current reduced service is only being kept as a gesture of goodwill to residents, as this service makes a loss.

Post Box (Burrige) – Cllr Burden updated that the post box at Burrige had also been removed by the Post Office.

Reading Room Management – Cllr Burden confirmed that the Reading Room Trustees had agreed they would attend Full Council Meeting on 20 October next. **ACTION: PCM.**

Calcot Lane (drainage issues) – Cllr Carkeet had received complaints about the drainage issues on the road outside of Calcot Farmhouse. It was agreed that the PCM would report this to HCC Highways again. **ACTION: PCM.**

Planning Consultations (high density planning schemes within the parish) – Cllr Carkeet advised that he had developed a draft planning report that he hoped could be adopted to give Council a fixed position when receiving planning presentations (as above). It was agreed that he would circulate this report to Members for formal approval/adoption at the next Full Council Meeting. **ACTION: CLLR CARKEET/PCM.**

Hill View Chapel Lane – Cllr Hedger had received complaints that this property appeared to be being used as a business and that the hedgerow had not been reinstated as required by planning conditions. **PCM to write to Planning Enforcement to report these matters. ACTION: PCM.**

Cricketers Pond management – Cllr Haskins asked for this item to be placed on the next Agenda to move matters forward.

Curdrige Primary School Ofsted Report – Cllr Townsend advised that the school had a brilliant Ofsted Report outcome “Good”, which can be found on the school’s website.

North Whiteley Boundary Review – Cllr Bodger had had a meeting with Flick Drummond who (like the parish) supports Option 2 and she has placed an article in the Hampshire Chronicle to this effect. **PCM to email Flick Drummond to request an electronic copy of her article to be included in a future newsletter article++. ACTION: PCM.**

22.237 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

22.238 To receive WCC's update reports on Enforcement cases (if applicable) and decide upon any action required.

There were no new enforcement cases arising.

THE MEETING CLOSED AT 9.23 PM.