



Minutes of the Parish Council meeting

Date Tuesday 19th July 2016 **Commencing** 7pm **Venue** Clubroom

Present Chairman June James **Vice Chairman** Paul Gaskell

Councillors Richard Wilson, Gareth Wilson **Nately Scures Committee** Nick Walker, Monica Wardrop;

Clerk Susan Turner; **Guests** PC Reid; Jonathon Jarman (Bell Cornwell LLP, Hook)

Suzanne & Mark Livingstone, Robert Tresender-Griffin

1 APOLOGIES FOR ABSENCE John Ashworth, Ann Blyth

2 DECLARATIONS OF INTEREST NONE

3 PC REID'S REPORT

3.1 Reported incidents in the Parish since last meeting

23.05 Sudden death at Rowan Lodge Nursing Home

16.06 Car driving on wrong side of the A30 at Water End

16.06 Loose pigs on A30

17.06 Loose pig in central reservation A30

22.06 Concern for welfare call in Newnham – all in order

24.06 Damage road accident in Country Hotel car park – man arrested for drink drive

24.06 Fatal road traffic incident Water End

03.07 Loose cows on road in Crown Lane.

Re fatal accident at Water End on 24th June, it is understood that the car hit a tree and the investigation is ongoing.

3.2 Reported crime in the Parish since last meeting

Newnham

1 x vehicle crime; 1 x criminal damage; 1 x non-dwelling burglary (7 crimes same period 2015)

Nately Scures

1 x drugs (M3); 1 x assault (hotel); 1 x theft (hotel); 1 x criminal damage (hotel)

1 x non-dwelling burglary (Blackstocks Lane) (7 crimes same period in 2015).

Water End Park

1 x Non-dwelling burglary (no crimes same period in 2015).

3.3 Hampshire's new Police and Crime Commissioner Ward Cllr Mark Ruffell has been in contact with Michael Lane who is to review rural policing.

4 PUBLIC SESSION The Chairman welcomed guests to the meeting.

4.1 Jonathan Jarman presented drawings for an L-shaped detached family home of brick, oak weatherboard and clay tile, proposed for 'Land at Natley Towers'. New access required onto A30.

4.2 Background and context

4.2.1 An application in 2004 for the same site was refused at Appeal as follows:

BDB/57647 Land Adjacent to Baredown Mead, Scures Hill RG27 9JS. Appeal Ref:

APP/H1705/A/04/1148686 – The development proposed is for one detached house and the formation of a vehicular access.

From *Appeal Inspector's Report* – Summary of Decision: Appeal dismissed.

Main Issues – (1.) 'I consider that there are four main issues in this appeal. The first is whether the proposed development would be acceptable having regard to development plan policies for protection of the countryside. The second and third are the effect of the proposed development on: the character and appearance of the surrounding area; and the living conditions of neighbouring residents with particular regard to overlooking and privacy. The fourth main issue is whether the proposed development would constitute a precedent.'

1. Planning Policy (14) ... The proposed development would fail to satisfy the criteria for residential development in the countryside.

2. Effect on character and appearance (16) The proposal would result in the undesirable intensification of a sporadic development in the countryside. It would thus adversely affect the character and appearance of the surrounding area.

3. Effect on living conditions (19) Subject to the imposition of an appropriate condition, the proposed development would not significantly affect the living conditions of neighbouring residents by way of overlooking and loss of privacy.

4 Precedent (21.) The proposed development would amount to an undesirable precedent that would make it difficult for the Council to resist other similar applications in the immediate vicinity.

4.2.2 13/01460/FUL (August 2013) Oakfield Farm Court, Scures Hill. New detached house and garage. Refused by BDBC, allowed at Appeal with reference to the NPPF with no Local Plan in place. The Inspector at Appeal concluded 'My overall finding is that the appeal site is not isolated, either physically or in terms of its accessibility to services and facilities... as such there would be no conflict with Para 55 of the Framework.'

4.2.3 16/01206/FUL (7th April) Land Adjoining Scures Hill House, Scures Hill – detached two-storey dwelling with attached double garage and existing shared access off Scures Hill. Under the new Local Plan and NPPF, the case officer is minded to Approve this despite not being compliant with Local Plan Policy SS6 New Housing in the Countryside (paras a-f). It is recognised that the application does not comply with SS6(e) as there is no 'locally identified need'. However the proposal is considered to not cause material harm and is 'beneficial' when considered on balance with other material considerations. SS6(e) is intended to include 'flexibility' into the Policy and Para 4.71 says:

(4.71).. the policy incorporates sufficient flexibility to support the provision of new homes where they will enhance or maintain the vitality of rural communities and meet identified needs. 'The Local Plan should be read as a whole. Proposals will be judged against all relevant policies.'

4.3 New proposal for 'Land at Natley Towers'

4.3.1 Suzanne and Mark Livingstone wish to build a family home on the plot for themselves and their grown up children who still live at home. They are not speculators or developers. Suzanne grew up in Natley Towers in the 70s and when the house was sold in 1983 her father retained this parcel of land, originally an orchard, which has since been gifted to her. She had no involvement in her father's previous application for a house on the land (see 4.2.1).

4.3.2 Regarding the previous application (4.2.1) Baredown Mead were unhappy that trees were felled and the design meant they were directly overlooked. Baredown Mead feel it is important that the Livingstones intend to live in this new proposed house and the design is much improved. 'However the current spate of new housing is disturbing.' [Baredown Mead is surrounded by three – now potentially four – new houses, plus one across the road at Natley Scures House with more applied for]. 'What has changed since the application was refused in 2005? The access is a nightmare and the road worse now; speed limit is 70 and drivers go way over that up the hill; it's an incredibly dangerous road when slowing down and trying turn into a driveway.'

4.3.3 With regard to what had changed, Jonathan Jarman said the 2005 appeal decision (4.2.1) had been made under an old Local Plan. We now have the NPPF and its 'presumption in favour of sustainable development'. In relation to the NPPF an Inspector has ruled that Scures Hill is not an isolated location and is therefore sustainable (4.2.2). At present the interpretation of Policy is being tested and the position would become clearer over time.

Richard Wilson advised that neighbours should use their opportunity to object to planning applications if they had concerns. A number of objections meant the Planning Officer couldn't take the decision to approve, it would be referred to the Development Control Committee. The Parish Council's comments counted only as one response.

5 MINUTES OF THE PREVIOUS MEETING 17th May 2016 AGM, agreed and signed (proposed Richard Wilson, seconded June James).

6 PARISH PLANNING APPLICATIONS

6.1 Pre-application enquiry Land adjacent to Nately Towers, Scures Hill. Proposal for new house. Agent Jonathan Jarman, Bell Cornwell (see 4 Public Session).

6.2 Tree safety works Notice from tree officer: The protected Black Poplar at 1 The Baredown has a snapped branch. Foremost tree surgeons will be removing the limb back to a safe point. There is also another suspect limb which they are going to take a look at. As these are safety works an application form is not required in this instance. Works to be carried out 14th July.

6.3 New applications

T/00262/16/TCA (8th July 2016) Fell one Holly and one Lime. The Pink House, Newnham Lane.

16/02187/FUL (16th June) Erection of three x four-bedroomed dwellings and garages including creation of new access onto the A30, and associated landscaping. Nately Scures House, Scures Hill. Case officer Anne Wilkinson. Agent Bell Cornwell. Consultation expiry date 2nd August.

T/00201/16/TPO (13 June) Oakhanger, Newnham Road, Newnham. Work to trees subject to a tree preservation order: T1 Ash – prune back from overhead cable to give no more than 0.5m radial clearance; T2 Ash – reduce two lower branches by 12ft leaving the branch length at approx 12ft; T3 oak – prune back from overhead cable to give no more than 0.5m radial clearance. *Parish Council comment: no objection*

T/00221/16/TCA (6th June) Cromwells (Holdings), The Barracks, Newnham. Fell one Horse Chestnut. *Parish Council comment: to support the decision of the Tree Officer.*

6.4 Applications pending

16/01446/HSE and 16/01447/LBC (23rd May) Newnham Green Farm. A two storey side extension and a two storey rear extension, following demolition of parts of existing building.

16/01315/FUL The Old House At Home. Change of Use A4 Public House to C3 Residential Dwellinghouse. Agreed expiry date Friday 12th August.

16/01206/FUL (7th April) Land Adjoining Scures Hill House, Scures Hill. Demolition of existing buildings and structures, and replacement with one detached two-storey dwelling with attached double garage together with pedestrian and vehicular access off existing shared access off Scures Hill. (Second of two new dwellings – 15/02851/FUL granted 18th March 2016.) Agent Mr Sati Panesar, DHA Planning & Development, Weybridge. Agreed expiry date Thursday 14th July.

16/00742/FUL (4th March) Highview Business Park, The Barracks, Newnham. Demolition of existing buildings and erection of four x four-bedroomed dwellings and associated landscaping. (Amendments for consultati to 2 x 4, one x 3, one x2 bed.) Agreed expiry date Friday 12th August. Agent Bell Cornwell. Committee date Wed 10th August.

16/00097/OUT (13th January) Land Adjacent to Oakfield Farmhouse, Scures Hill. Outline planning application for three detached dwellings, including access. Agent Katherine Miles, PRO Vision Planning & Design, Winchester.

6.5 Highview Business Park (see 16/00742/FUL at 6.4 above). The officer is minded to approve subject to revised drawings issued for re-consultation. The focus of the changes is on reduction in roof height and in some cases numbers of bedrooms. Due to objections it will go to Development Control, committee date Wednesday 10th August.

6.6 Land at Nately Scures House (see 16/02187/FUL at 6.3 above)

Comments

- The Parish Council made no objection (submitting its Parish Planning Statement for consideration) to the one new house already approved at Land at Nately Scures House.
- Three new houses is within BDBC's criteria for small developments in relation to SS6(e) – four units or fewer.
- The Parish Council's planning statement supports individual appropriately-located dwellings to fulfill a local requirement.
- These three new houses represent a speculative application on behalf of a developer
- This application represents an overdevelopment of the site, not in keeping with Nately Scures House and detrimental to the character of countryside and surrounding area.
- They are aligned with the Baredown, however this was previously the site of a hotel and therefore Brownfield.

ACTION: Clerk to draft response for circulation.

- 7 BDBC LOCAL PLAN AND PARISH PLANNING STATEMENT ACTION:** The Parish Council will seek guidance from BDBC Planning Policy team on revising the Parish Planning Statement in line with the new Local Plan; also to request the hold a planning evening for the benefit of Parish Councils.

8 FINANCE

8.1 Cheques signed in between meetings

623	Came & Co	Eccliesiastical insurance	£432.18
625	Planning for Pubs Ltd	Dale Ingram Consultant	£300.00
626	Richard Wilson	Diesel - mower	£ 61.01
627	Zoltan Imre	Strimming Green	£220.00

Cheques signed at meetings

628	Peter Brown	Internal audit	£ 50.00
629	Clerk for Civic Print	Pub leaflet x1000, lamin x20	£ 47.40
630	Roy Wood	Moles 21st June - 20th Aug 16	£ 80.00
631	Friends of St Nicolas'	Community event Queen 90	£200.00
632	Clerk Salary	Salary April/May pay increase	£ 16.07
633	Clerk	Salary June July 2016	£939.12
634	PCC of Newnham etc	Community event St Swithun's	£200.00

8.2 Accounts to date and bank reconciliation

 signed by Chairman and Clerk.

8.3 2015/16 Audit

 Internal audit completed by Peter Brown, Internal Auditor's section of the Audit Form completed and signed, dispatched to BDO for audit date of 18th July.

8.4 Clerks hours

 Agreed increase to 10 hours a week for June and July 2016 (see 8.1 above).

8.5 Signatories

 Lloyd's 'Authority Variation' form is available from their website as interactive pdf. ACTION: Forms to be completed electronically, printed off, signed by each new signatory, and posted back to Lloyds. Two existing signatories required as authority – signed by Clive Pinder & Clerk.

8.6 On-line banking

 It was agreed the Parish Council should enable some electronic transactions.

- 9 'THANK-YOU' TO CLIVE PINDER AND PETER LUMLEY** It was agreed a token was appropriate in recognition of the former councillors' contribution (pen suggested). ACTION: Richard Wilson.

10 FOUR-YEAR PLAN – REVIEW OF COUNCILLORS' PRIORITIES

At the beginning of its term in office, the previous Parish Council submitted a statement of priorities. It was agreed this should be an evolving document with present additions of pub and rights of way.

1. Improving the appearance and experience of our village as a rural community – Noise, Pollution, Litter, Green, Church, Hedgerows, Traffic, Recycling, Rights of Way

2. Improving the sense of ownership, engagement and sense of community spirit among all residents – use of Social Media, Website, Events

3. Protecting, securing and enhancing community services ('Save the Old House at Home')

4. Planning, Housing, Services & Utilities – Effective representation at Borough, County & National level.

Suggestions

- Improvements to the Barracks footpath from the footbridge near the Old School Road junction.

- Proposed footway along Newnham Road from Ashmead to the Green – 'this was viewed by many residents as urbanisation of the Village'.

- Engage Veolia with improving the footpath from the golf course (Rotherwick) to Newnham Lane.

11 OLD HOUSE AT HOME – PUBLICITY

The Parish Council (June James) received an enquiry from the BBC to include the Old House in a documentary. They wish to interview on camera Friday 22nd July and then come back on 6th August to film a 'live event' on the Village Green including as many residents as possible.

Email from Andy Laing, BBC Scotland:

'I'm writing to you from the BBC, where we are producing a major documentary exploring the power of protest, presented by the artist Bob and Roberta Smith. Featuring political thinkers, songwriters and campaigners from a broad range of political standpoints, the film will look at the dynamics of modern-day protest culture and the people at its heart.

'In the making of this film, we are exploring the idea of having our presenter, who is known for his brightly coloured, often humorous, slogan artwork, meeting with some of those who are

campaigning to save their local pub and offer his services, in the hope that he can help further raise their profile both locally and nationally.

'In my research for a local community campaigning to save their local, I found your petition on change.org, to save The Old House pub in Newnham, and I am contacting you to find out if your campaign is still ongoing and, if so, would you possibly consider the idea of taking part in our documentary?

'The tone of this part of the film is intended to be fun, light hearted in nature, with the presenter meeting the rich and colourful people who are campaigning to save their local pub and hopefully he can help them along the way.

'If this proposition is of interest or I can offer you any additional information, please do get in touch.

'Thanks for your time and I hope to hear from you soon.' With kind regards, Andy Laing

ACTION: To publicise and encourage as many as possible to attend.

12 BARRACKS

Footpath to A30 Country Hotel Path diverted by new owners of the house behind the County Hotel to direct it further from their property, apparently in line with its position on their deeds. ACTION: Engage HCC Countryside Services.

- 13 **LENGTHSMAN SCHEME** The Scheme for 2016/17 is going forward with initially three other associate Parishes – Mapledurwell & Up Nately, Odiham and Rotherwick. Jason Ebury 'Premier Grounds & Garden Maintenance' is shortlisted for Lengthsman. He already operates as lengthsman for 20 other parishes (employs a team of five) and has all the required paperwork in place. The Parish Council will receive £1,000 from HCC to fund the scheme for 2016/17. Jason charges £20 per hour – equating to 50 man hours (approx seven days).

14 TRAFFIC

14.1 PC Reid's Report and Scures Hill In his *Annual Policing Report* for 2014-15, PC Reid commented: 'The problem of motorcycle nuisance on the A339 resulted in 44 complaints to the Police Control Room from residents in Cliddesden, Winslade and Herriard, as a result the Roads Policing Unit (RPU) had dedicated officers patrolling this road at the most likely times that nuisance would be caused. Enforcement action was taken and I suspect as summer approaches this year we will experience similar problems, as such I will be seeking assistance prior to this problem starting, however, the RPU have also experienced cuts within their department and try to assist as best they can.'

Scures Hill residents have been advised to document and report all incidents of nuisance motorcycles, speeding etc.

14.2 Community Speedwatch It was suggested this scheme should again be considered. However Community SpeedWatch is restricted to roads where speed limit is 40mph or below. (PC Reid is not allowed to use a speed gun as a pedestrian on Scures Hill, it has to be a police speed camera van.)

15 NEWNHAM GREEN

15.1 Queen's birthday 'Street Party' June 12th.

With thanks to everyone who organised and attended

- Carolyn Peck, Jackie O'Regan, and all VCC and Friends to helped to organise;
- Richard Wilson, Steve Brookes, Zoltan Imre and all involved with cutting the Green
- all those soaked on Saturday morning putting up marquees
- Charlie Maxlow Thomlinson for being photographer for the day
- Nigel Bell for organising and posting the Queen's birthday card
- Jane Little for her Tombola and Virginia Shuttleworth who donated the statue that was auctioned
- the Guys and Brookes for the BBQ
- Edward Clarkson for his contribution in organising marquees, games
- all those who organised activities/stalls: teas, plant stall, number of sweets in the bowl
- Jeff Ford as Treasurer who steered the various floats and counted and banked the takings

Proceeds are towards the St Nicholas' tower window repair. Total raised £1,532.62.

15.2 Newnham Green Pond Moorhens have bred successfully. Further pond clearance will be required in the autumn.


- 16 **NEXT MEETINGS** Tuesdays 20th September, 22nd November, 7pm Clubroom.




APPENDIX I : NEW HOUSING ON SCURES HILL

Ref Item 4: Proposal for 'Land at Nately Towers



 Applications approved

 Not yet approved

 New application
16/02187/FUL

Ref Item 6.6: Land at Nately Scures House