

CRONDALL PARISH COUNCIL

MINUTES OF MEETING

Held on Monday 20th February 2017 in Crondall Church Rooms

PRESENT: Cllrs D Argent – Vice Chairman (in the Chair)
Cllrs C Bryant, C Hebborn, N Lambert, S O'Connor

APOLOGIES: Cllrs C Dorn, R Ellerington - CPC
Cllrs S Gorys, J Kennett - Hart District Council
Cllr Jonathan Glenn – Hampshire County Council

IN ATTENDANCE: Cllr K Crookes– Hart District Council

Mrs M Harris - Parish Clerk

There were 3 members of the public in attendance

The meeting commenced at 7.30pm and ended at 9.18pm

220/17 Declarations of Interest

The Clerk advised that she had given all councillors a dispensation to discuss the planning application for Work to Trees on Hook Meadow. As members of the Village Hall Committee Cllrs Lambert and Bryant declared a non-pecuniary interest in the planning application for Work to Trees on Hook Meadow and stated that they would not take part in the voting on this application. Cllr Argent stated that he would abstain from the voting for the Limetrees application the applicant being his immediate neighbour.

221/17 Minutes of 16th January 2017 meeting

After correction of the percentage increase in Council Tax reported in Cllr Crookes District Councillor's report the Minutes were proposed for acceptance as an accurate record by Cllr O'Connor, seconded by Cllr Hebborn and **AGREED** unanimously. The Chairman signed the Minutes.

Matters arising from the 16th January 2017 meeting not covered by the agenda

222/17, 198/17 – Glebe Road entrance to school. The Clerk reported that Cllr Glenn had contacted her to advise that he had met with Cllr Lambert on site and that he had subsequently been in touch with James Holt of HCC who advised that there were measurers that could be put in place to alleviate the situation. Neither the Clerk nor Cllr Lambert has yet received the promised correspondence from HCC on this matter.

223/17, 204/17 – Letter to Gregory Gray Associates. The Clerk reported that a draft letter had been circulated to councillors for comments before being sent. A positive acknowledgement had been received.

224/17, 206/17 – Precept 2017 – 2018, The Clerk advised councillors that upon receiving a revised Tax Base figure from Hart, CPC's Precept request was adjusted to reflect this. The Precept increase has remained at 10% per property as agreed at the previous meeting, with the adjusted Tax Base figure leading to a slightly lower overall Precept total for 2017-18, than that agreed at Council's last meeting. Cllr Crookes was asked why Hart had failed to notice their error when this was first queried

by the Clerk, he was unable to give an explanation but did confirm that he was confident that the Tax Base figure for Crondall was now correct.

225/17, 219/17 – Pension Scheme. Cllr Argent reported that a CPC scheme is in place with the provider NEST, with the first contributions due to be made in February 2017.

226/17, 219/17 Crondall Lane Potholes. Cllr Lambert asked whether the Clerk had written to Surrey CC, she advised that she had not due to lack of information regarding locations etc. Councillors Ellerington and Argent had both made reports through the on-line system however the one repair that was made as a result is already breaking up. Cllr Crookes suggested that the Clerk make contact with Farnham Town Council to see if they could make representations about the appalling state of Crondall Lane.

227/17 Announcements from the Chairman, Clerk and Members' questions received in advance.

Cllr Argent reminded Council that the Chairman had attended the HART Cabinet Meeting at which the site allocations and numbers for the Local Plan were discussed and that he had circulated a full report on this to Council. Cllr O'Connor updated Council on the progress that had been achieved following his initial intervention when a SHLA site in Crondall was proposed to be included, despite active work in Crondall on a Neighbourhood Plan. The result is that Crondall is now recognised in the same way as neighbouring settlements with a NP i.e. allocation of the final agreed number of properties will be in accordance with site allocations as agreed in the NP.

The Clerk formally thanked Simon and Amy Crowther for undertaking a litter pick along Well Lane. The Clerk advised that she had received the formal resignation of Cllr David Evans. The Notice of Vacancy would be posted on 21st February with a potential by-election on 4th May 2017. The Chairman – Cllr Dorn had formally thanked Cllr Evans for his contributions whilst a councillor.

228/17 District Councillor's Report

Cllr Crookes advised that Hart DC's proposed budget for 2017-18 goes to full Council later in the week and no surprises are expected. In response to a question he advised that the further work around the Hitches Lane Leisure centre is in order to create tennis courts, a lit grass football pitch and car parking.

Cllr Crookes was thanked for his attendance and contribution.

After meeting note – Cllr Glenn - HCC had left a message on the Crondall PC phone and asked that the Clerk share a brief update in his unavoidable absence.

Finns Business Park – he has met with the General Manger and discussed the state of Bowenhurst Lane and the corner behind the petrol station. He suggested that when the planning application for the land to the north of Mill Lane is considered that CPC insist on a Section 106 agreement to improve both the corner and Bowenhurst Lane.

He reported walking Pankridge Street with a local resident and counting 12-14 potholes; he had made James Holt of HCC aware of these for his attention.

At a meeting with Noel Coloe they had discussed the incidence of flooding at the Redlands Lane - Pankridge Street junction. Cllr Glenn stated that he was dealing with a lawyer at HCC who is aware of the concerns raised.

229/17 Representations

There were no representations.

230/17 Planning Applications

Applications were considered in line with the previously circulated Planning report.

Cllr Lambert suggested, and councillors agreed that three applications be considered without further discussion.

NUMBER	ADDRESS	PROJECT	RECOMMENDATIONS
16/03364/HOU	Thistledown, Well Road, Crondall GU10 5PW	Amendment to generally reduce scope of originally proposed extensions and external alterations pursuant to 14/01685/HMC Erection of a two-storey extension and single storey extensions to include external alterations. Erection of a detached garage following demolition of existing & removal of cherry tree.	NO OBJECTION
17/00129/LBC	Well Cottage, 2 Chilloway Terrace, Pankridge Street, Crondall GU10 5QY	Replace a bedroom window at the rear of the property. The window is rotten and needs to be re-made completely.	NO OBJECTION
17/00264/REM	Land At Watery Lane, Church Crookham, Fleet	Reserved matters application for appearance, landscaping, layout & scale. No Environmental Impact Assessment submitted. Adjacent Parish Application	NO COMMENT

Cllr Lambert proposed as detailed, these were seconded by Cllr Hebbron and **AGREED** unanimously.

16/03278/HOU	Limetrees, Dippenhall Street, Crondall GU10 5NX	Rebuilding of garden wall using original bricks, where undamaged, and recovered bricks. Wall is 90 cm (3 feet).
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Cllr Lambert advised that an Enforcement Order had put a stop to the demolition of this wall. The applicant wished to fill the existing gap (shown in an old photograph to have been created to cope with a large tree on the boundary) and create a new (slightly larger) 'gap' further north along the wall 'this to facilitate the repair of the wall'. It is also proposed to place a fence along the wall, however it was unclear whether this would be behind the wall or on top of it. This planning application engendered considerable discussion on the merits/demerits of moving the 'gap', the reasons for this and how the fence would be fixed. Cllr Lambert proposed **OBJECTION** commenting:

- *This is not a Listed Building Consent application – it is a Planning Application*
- *A continuous wall would be preferable to that proposed which creates an 'artificial' gap serving no defined purpose.*
- *The application, by the introduction of a fence panel into this historic wall fails to preserve and enhance the Crondall Conservation Area reducing views across to open countryside*
- *The Parish Council's comments here are concerned solely with the changes to the wall and do not assess any other changes or development that may be forthcoming, as a result, should HDC recommend approval of this application*

This was seconded by Cllr O'Connor and **AGREED** (In Favour 4:1 Abstention).

17/00130/CA	Hook Meadow Recreation Ground, Croft Lane, Crondall	Fell dying Lombardy poplar. Crownlift limes to no higher than 5m above the carpark and field through removal of secondary branches only (no primary branches to be removed). Prune lime closest to Community Centre to provide 2.5m clearance from building.
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Although he was advised that it was unnecessary Cllr Lambert left the room for this discussion. The Clerk advised that the Tree Officer, Adam Maskill had approved the work to the trees; therefore what was before Council was a Conservation Area application. Cllr Hebbron stated that he did not believe that the poplar should be felled, only the dead portion should be removed. He further stated his view that the limes should be pollarded. The Clerk was requested to ask the Tree Officer whether the poplar was diseased. Cllr Argent proposed that the work on the lime trees proceed but the poplar not be felled. This was seconded by Cllr Hebbron and **AGREED** (In Favour 3:1 Abstention).

231/17 Broden Stables

The Clerk took Council through a paper which had been circulated prior to the meeting. This highlighted the Council's previously expressed objections to the proposed scheme for 30 residential properties and the concerns of a large group of neighbours and Crondall residents. In particular the rush to consider this application before the results of the Neighbourhood Plan were known was unacceptable, and Cllr O'Connor believed could set a precedent for other planning decisions locally. Cllr Lambert felt it was important that Council consider what the village might 'get out of such a scheme' such as help with the local flooding and sewerage problems that residents have to put up with. In response to a challenge from Cllr Hebbron he stated that fighting the proposals was not inconsistent with getting 'what we can'. In response to a question Cllr Crookes confirmed Hart's 5 year land supply and that it takes into account that some developers may be slow to 'start on site'. Two proposals were made and were considered together

- That CPC AGREE to contribute £200 towards the cost (initially estimated to be up to £5,000) of retaining professional advice and assistance in opposing a formal planning application for some 30 houses at 'Broden Stables'. The proposed contribution would be conditional on residents raising the balance through their own efforts.
- To APPROVE Cllr Dorn (or Cllr Argent or another Cllr by agreement with the Clerk after consultation with Cllrs via email) to speak against Broden Stables if or when it comes to Hart's Planning Committee along the lines of CPC's previous objections updated to reflect the comments of over 170 residents, the evolving situation and planning environment including the CPC NP.

Cllr Argent proposed and Cllr O'Connor seconded these proposals and they were **AGREED** (In Favour 4:1 Against).

232/17 Neighbourhood Plan (NP).

Cllr O'Connor had circulated an Update Report. He advised that a considerable amount of work had been done in recent weeks. The Questionnaire had been executed by means of both an on-line survey and in hard copy. Over 400 replies had been received and the results were being collated. Mrs O'Connor was thanked for tackling this large task. Cllr O'Connor made special thanks to the Village Shop and the Parish Office for hosting collection points for paper copies. He also wished to offer his grateful thanks and appreciation to John and Pam Wheeler for providing refreshments at the two NP Open Meetings. In response to a question he advised that '66' was not the final agreed number of properties for Crondall in the Hart Local Plan, that number had arisen out of consideration by Hart of a particular SHLA site; however Cllr O'Connor believed the final number

would probably be in this 'ball park'. Cllr Crookes confirmed this. Cllr Lambert asked which 'developers' were being talked to, Cllr O'Connor stated that at present it was just those already known to Council in relation to known SHLA sites, Friday Street and Mark Cherrington Planning Ltd. In response to a query from Cllr Lambert about who was undertaking the discussions with developers Cllr O'Connor advised that it was the members of the NPWG tasked with that role. Cllr Lambert asked for the date of the next NPWG meeting – tomorrow, and whether observers were allowed. Cllr O'Connor advised that CPC Councillors were not invited as a rule but as Chairman he would not object if a request were made. Cllr Lambert asked for the venue and stated that he would attend.

Cllr O'Connor asked Council to AGREE that the 'cut-off date for new sites' be formally set at the conclusion of the Site Assessment Report (likely to be April/May 2018). This was **AGREED**.

233/17 Precept Q and A

Cllr Lambert requested that the words 'Football Field' be replaced by 'Recreation Ground', this was **AGREED**. He also asked that the reference to the price of cups of coffee be removed but this did not receive support and will remain. Cllr Argent proposed agreement to the use of the document as amended, this was seconded by Cllr O'Connor and **AGREED** (In Favour 4:1 Against).

234/17 Annual Parish meeting

There was a strong feeling that no external speaker was needed. Cllr O'Connor would present a factual account of the Neighbourhood Plan Questionnaire results.

235/17 Update on Clerk and Councillor training

Cllr O'Connor and the Clerk felt that the 'Planning' training they had attended was well worthwhile. Cllr Lambert didn't feel that the course met his needs so he only stayed for half the day. Whilst the course on Social Media had the potential to be useful it was limited by the quality of the presentation, so little was gained.

236/17 Internal Auditor

It was **AGREED** that the Clerk would establish the costs of Mr Platten providing Audit services for 2016-17. If the fees were the same as last year then the Clerk was authorised to appoint him for a further year.

237/17 Payments and Purchases to be made.

The payments as listed (6 invoices totalling £664.25) were proposed for authorisation and payment by Cllr Argent, seconded by Cllr Hebborn and **AGREED** unanimously.

238/17 Purchase Requests

A purchase request for £200 towards the 'fighting fund' for Broden Stables was proposed for acceptance by Cllr Argent, seconded by Cllr Hebborn and **AGREED** (In Favour 4:1 Against).

239/17 Income and Expenditure Report.

There were no questions and the report was **NOTED**.

240/17 Bank Reconciliation

The Clerk confirmed that she had undertaken an independent examination of the Bank Reconciliations for January 2017 and no questions were raised. Council **NOTED** the Clerk's report.

PARISH COUNCIL REPORTS

241/17 Estates Report.

The Clerk's report was taken as read. Council **NOTED** the report.

242/17 Memorial Applications and Burials.

The Clerk's previously circulated report was taken as read. The Clerk reported that notices had been placed in the Burial Ground advising of the Burial Ground Regulations and the fact that

Council had the right to remove obstructing and unsuitable items that the owners had not removed. Council **NOTED** the report.

243/17 Footpaths

Cllr Hebbon was congratulated on obtaining a grant towards the new village footpath map. There are conditions attached to the grant including that all public footpaths, bridle ways and footways without stiles are included. Cllr Hebbon is seeking clarification on exactly what is required. Cllr Hebbon is working to try to ensure a digital version is available. It is hoped the project may be completed by the end of March 2017.

Cllr Hebbon reported regularly walking local footpaths and reporting incidents. Cllr O'Connor mentioned having come across a number of problems including broken stiles and lack of signage. He was advised that these could be reported through the Hants CC Website.

Cllr Argent was pleased to report that the new steps down onto the Maultway path have been completed.

244/17 Traffic and Highways

The Clerk having inadvertently failed to circulate Cllr Argent's report this matter was adjourned to the March Council meeting.

245/17 Correspondence

The Clerk reported that details had been received regarding a vacancy at Lefroys Field. This was advertised through the Choice Based Letting system at Hart with a closing date of 13th February. All other mail was routine correspondence.

246/17 Other Business

Toilet on Hook Meadow

Cllr Lambert asked that with the Easter break approaching that this item be on the agenda for the next meeting.

Concessionary Travel

Cllr Argent drew councillors attention to the information received from HCC regarding the renewal of concessionary bus passes. Those with bus passes valid until 31 March 2017 will automatically have them renewed and there is no need for individuals to contact HCC unless their circumstances have changed.

Parliamentary Lobby Day – 28th March

Cllr Argent advised that CPC could if they wished send someone to London to lobby their MP on behalf of Parish councils. There was no interest expressed.

Signed as a true record dated 20/03/2017