

CRONDALL PARISH COUNCIL

MINUTES OF MEETING

Held on Monday 25th July 2016 in Crondall Church Rooms

PRESENT: Cllr C Dorn – Chairman

Cllrs D Argent, C Bryant, R Ellerington, D Evans, C Hebborn, N Lambert,
S O'Connor

APOLOGIES: Cllrs Crookes and Kennett - Hart District Council

IN ATTENDANCE: Cllr Glenn – Hampshire County Council until 9.25pm

Cllr S Gorys – Hart District Council until 9.25pm

Mrs M Harris - Parish Clerk

There were 5 members of the public in attendance

The meeting commenced at 7.31pm and ended at 10.10pm

At the start of the meeting the Chairman reminded all councillors of the importance of focusing clearly on the agenda avoiding straying into other matters.

45/17 Declarations of Interest

There were no declarations.

46/17 Minutes of 20th June 2016 meeting

The Minutes were proposed for acceptance as an accurate record by Cllr Dorn, seconded by Cllr Argent and **AGREED** (In Favour 7:1 Against). The Chairman signed the Minutes.

Matters arising from the 20th June 2016 meeting not covered by the agenda

47/17, 28/17 Recycling Bins. The Clerk reported that it had been established that Hart DC had reduced the number of bins as they felt they were not necessary. It was disappointing that Hart had not asked the Parish Council for their opinion. It had been agreed that usage would be monitored and additional bins requested if found to be necessary.

48/17, 33/17 Village Spring Clean. Cllr Evans reported that he was obtaining a large scale map of the village so specific areas could be identified for action.

49/17, 38/17 Annual Return. The Clerk reported that a number of minor queries had been raised all of which could be easily answered. She reported that she planned to challenge the additional £30 fee it was proposed to charge for the Audit.

50/17 Cllr Lambert stated that he was disappointed with the contents of the letter sent to Hart re 'designation' as this mentioned the appointment of a specific Councillor as chairman of the NP Working Group. Cllr Dorn asserted that Cllr Lambert had had the opportunity to comment on the Minutes before now, this wasn't the opportunity to re-open discussion, furthermore Council had agreed that the letter be sent so the matter was now closed.

51/17 Announcements from the Chairman, Clerk, and Members questions received in advance.

The Chairman reported that he had taken the opportunity to discuss Neighbourhood Planning with the chairman of the Odiham NP Group.

Cllr Hebbbron reported on footpaths. The headlands in the arable fields have been mown however a problem had arisen re bramble overgrowth on Footpath 21. It was agreed the clerk would draft a letter to the Golf Club requesting that this boundary be attended to. The draft would be considered at the August meeting of Council.

52/17 Presentation re proposed programme of works for All Saints Church

Peter Fryer the Chairman of the Buildings and Churchyard Committee gave a brief illustrated talk on plans for improving various church facilities. The presentation was part of the churches' formal consultation with interested parties following agreement by the PCC to look at costings and the viability of replacing the Church Rooms with a purpose built facility to the south side of the church. The presentation has been made available on the Churches' Website. Councillors questioned Mr Fryer on the proposals and confirmed that it was not proposed that the toilets would be a 'public facility'. Concerns were expressed about building on the site of a Grade 1 listed building within the Conservation Area with the requirement to move tombstones etc. Mr Fryer responded that all these issues were being taken into consideration and reported that the Archdeacon was keen that the project should go ahead. Cllr Glenn commented that a similar project in Hartley Wintney had been very successful.

53/17 Presentation on possible future work on recording burials in the Crondall Burial Ground.

Ian Robinson who has been employed by Council to undertake digitising the Council's Burial records attended to demonstrate some additional facilities designed to create a comprehensive, and easily accessible record which would make life easier and quicker for the Clerk as well as enabling those interested to research the records of people buried in Crondall. Cllr Argent commented on the impressive quality of the facilities offered but wondered whether they were all necessary? In response to a question Ian advised that the intellectual property for the system belonged to CPC. Whether to go ahead with the facilities offered was discussed later in the meeting and is reported at Minute 58/17.

54/17 District Councillor's Report

Cllr Gorys advised that life at the District Council is relatively quiet at present with work pressing forward in accordance with the planned timetable on the Local Plan. He anticipated a slight modification to housing numbers will be made for the paper that will come out in October. The new Leisure Centre is on target to open in spring 2017 and it is anticipated this will be a great asset to the local community. In response to a question Cllr Gorys advised that the leisure centre is not a PFI but a partnership venture which will be revenue generating for the Council. Hart is looking at the possibility of setting up a company to deliver affordable housing using developer contributions, in order to provide a greater range of options for local people. Cllr Lambert felt it would be a struggle to get more affordable housing into Crondall to which Cllr Gorys responded that Hart was interested in looking for Parish Councils to come forward with rural exception sites. There is also a shortage of SANG land with only enough remaining for 50/60 units of accommodation thus any developer must be willing to assign some of their own land for this purpose. Issues are anticipated with applications for single dwellings and Cllr Gorys offered to field any complaints around this issue. Following questions the current debate on devolution versus unitarisation in Hampshire was briefly discussed. Cllr Glenn joined the discussion to remind councillors of the Deloitte paper position favoured by the County Council. It was generally agreed that at the moment the issue was 'all up in the air' but that government didn't really want to see Hampshire split into 3 or 4 separate entities.

55/17 Planning applications

Council considered the planning report supplied in advance by Cllr Lambert.

Cllr Lambert proposed that the non-contentious applications in the Report be considered en-bloc and this was agreed.

The following applications were then considered en-bloc.

16/01598/LBC	Chaundlers Farm Dippenhall Street Crondall GU10 5NX	Erection of timber and double glazed orangery. (Amendment to previously approved orangery under application 15/02379/LBC)
16/01670/LBC	Green Farm House Pankridge Street Crondall GU10 5QZ	1. Reinstatement of a lath and plaster ceiling in the existing sitting room. 2. Provision of an oak overlay floor in the sitting room. 3. Provision of a replacement oak overlay floor in the hall. 4. Additional replacement of roof tiling to the roof to the front elevation. 5. Replacement of brickwork to the boiler room with handmade bricks and lime mortar to match the approved extension.
16/01589/LBC & Ref. No: 16/01588/HOU	Green Farm House Pankridge Street Crondall GU10 5QZ	Demolition of the existing side extension and erection of single storey extension, insertion of dormer windows into attic storey, replacement of staircase and sundry minor alterations to the existing building.
16/01619/HOU	Court Barn Croft Lane Crondall GU10 5QF	Two storey front elevation forming study and garage on ground floor, bathroom dormer, and bedroom on first floor and attached shed/workshop. Previous application 15/02860/HOU.

Cllr Lambert proposed **NO OBJECTION** for all, commenting

Green Farm House - Conservation Officer to keep a watching brief. No works to be carried out without the prior approval of the Conservation Officer. Materials to match. Construction method statement to show all construction traffic to be parked on site, to minimise traffic congestion on this section of the highway.

This was seconded by Cllr Ellerington and **AGREED** (In Favour 7:1 Abstention).

16/01688/FUL	Blue Bell Lodge Rye Common Lane Crondall GU10 5DE	To replace an existing lawful mobile home with a four-bedroom dwellinghouse.
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Cllr Lambert reminded council that they had seen this application before however the circumstances had now changed as the mobile home on site had received a lawful development certificate. Cllr Lambert pointed out however that the application was for a dwelling on the site of the mobile home but on that of an adjacent barn. After a further brief discussion Cllr Dorn proposed **OBJECTION** commenting:

- The proposed development is considered to constitute the provision of a new dwelling in open countryside and is therefore felt to be unacceptable in principle. There is not a lawful residential dwelling on the application site and therefore the development does not represent the replacement of an existing dwelling only the replacement of a barn.*

In any event, even if the development were considered to be for a replacement dwelling the proposal would conflict with the requirements of policy RUR23 in that the new dwelling would be disproportionate in size to the existing dwelling and would have a much more significant impact on the character and appearance of the countryside.

This was seconded by Cllr Dorn and **AGREED** unanimously.

Cllr Lambert advised of an Appeal against the refusal of planning permission for Travers Farm and two pre-applications. The Clerk would continue to circulate any relevant local enforcement information.

56/17 Neighbourhood Plan (NP).

A detailed paper had been circulated in advance of the meeting, this had generated no questions from councillors. Cllr Dorn advised that the open meeting planned for the following day was the first step on the road to developing the Plan. Cllr O'Connor stressed the amount of work which had gone into planning for the meeting with Katie Bailey from Hart giving practical advice. The purpose of the meeting is to ask whether villagers want this work to be done on their behalf. Cllr O'Connor stressed that the organisers would not be in a position to answer everyone's questions at this time but the purpose was to start the process of creating a vision for what Crondall might look like in 2032.

Cllr Lambert stated that the project should be community and not CPC led, he felt everything to do with it was very secretive and didn't understand the purpose of the proposed meeting. Cllr O'Connor sought to reassure him that the purpose of the Working Group is to have the NP owned by the village for the village. There is no intention to be secretive but inevitably to get things moving documents must be written and meetings arranged so that information can then be shared. The Parish Council is an essential driver and partner as it is only through them that the Group can access the £9,000 government funding that is available to NP groups. Cllr O'Connor stated that the estimated cost of £18,000 is detailed in the paper; it is hoped this will be covered by grants and by donations from some local organisations as well as from CPC. Some of the work requires the use of consultants and they constitute the major part of the proposed expenditure, however it is hoped that the NP can be created for less than this figure.

Cllr Gorys advised that NPs are not designed to allow communities to stop development they are used to plan where new houses are built and the necessary infrastructure to support them. Local champions can be really important to helping the process along. Cllr Lambert expressed the view that the village needs houses as it needs people e.g. the shop needs customers. Cllr Glenn congratulated CPC on what they are doing stating that having you own NP gives you some defence whilst the Local Plan is awaited and a Planning Inspector will always give NPs due weight.

Cllrs Hebborn and Evans queried whether or not the decision to move forward should wait until after the public meeting, however after further discussion Cllr Dorn proposed that The Parish Council supports the proposal to create a Neighbourhood Plan in line with the paper presented to Council (appended to these Minutes), unless Tuesday evening's (26th July) meeting decides something different. This was seconded by Cllr O'Connor and **AGREED** (In Favour 4:3 Against with 1 Abstention).

57/17 To receive an update on The Crondall Conservation Area document.

Cllr O'Connor had circulated the revised document in advance of the meeting. He requested information and pictures of any important and historic views from the village so that they could be included. He stated that the pictures of the listed buildings within the village is a 'living document'. The process going forward is for one months' consultation, during which there will be two physical presentations / exhibitions, all run by Hart but in the village. Any comments received will then be added to the document before it goes to Hart for approval. Cllr Argent noted the report and thanked all those who had been involved in updating the document, this was seconded by Cllr Dorn and **AGREED** (In Favour 7:1 Against).

Cllrs Glenn and Gorys left the meeting at 9.25pm

58/17 Additional Burial Record facilities

Cllr Argent pointed out that there was no budget for the additional work proposed, however the money could be vired from the Elections Budget which was not now required. Cllr Hebbbron felt that it was unnecessary to do more to make the Clerk's life easier as the current records were sufficient. Cllr O'Connor expressed concerns regarding back-up and maintenance of the system going forward. After further discussion and agreement that back-up procedures were a priority Cllr Argent proposed that Council accept Ian Robinson's quotation in full. This was seconded by Cllr O'Connor and **AGREED** (In Favour 7: 1 Against).

59/17 Update on the Village Footpath map

An update had been circulated prior to the meeting including budget estimates for completing the project. It was confirmed that there is a budget of £1,000 for this project. Cllr Lambert wondered whether the new map should be moved to a more suitable location as where it was it took the worst of the weather. Cllr Hebbbron requested that the map be made downloadable so it could be easily used by walkers. An electronic copy and appropriate permission for use on the website etc. would also be required. The Clerk was tasked to discuss these matters with Ian Fortune. Cllr Argent proposed that Council progress the project in accordance with the information and budget supplied. This was seconded by Cllr Hebbbron and **AGREED** unanimously.

60/17 Review of fees for hire of the Football Field

A paper recommending a 5% increase in fees for football (but not for Flyball) had been circulated prior to the meeting. Cllr Hebbbron proposed adopting the proposal as tabled, this was seconded by Cllr Argent and **AGREED** (In Favour 6;1 Against with 1 abstention).

61/17 Request to hire the Football Field for a wedding

A paper detailing a request to hire the Football Field in September 2017 had been circulated prior to the meeting. Councillors recommended that a refundable deposit of £500 be secured against damage. With this minor change Cllr Dorn proposed that agreement be given as detailed in the paper, this was seconded by Cllr Argent and **AGREED** (In Favour 7:1 Against).

62/17 Payments and Purchases to be made.

After an explanation by the Clerk it was agreed that the invoice from PlaySafety Ltd be removed from the list for payment. With this amendment the payments as listed (9 invoices totalling £1,206.82) were proposed for authorisation and payment by Cllr Dorn, seconded by Cllr Argent and **AGREED** (In Favour 7:1 Against).

63/17 Purchase Requests

With the addition of Hire of the Village Hall for the NP meeting at c <£50 the purchase requests were proposed by Cllr Dorn, seconded by Cllr Argent and **AGREED** unanimously.

64/17 Income and Expenditure Report

The Clerk reported that Crondall Cricket Club had promised to pay this week. There were no questions and the report was **NOTED**.

65/17 Bank Reconciliation

The Clerk confirmed that she had undertaken an independent examination of the Bank Reconciliation for June 2016 and no questions were raised. Council **NOTED** the Clerk's report.

PARISH COUNCIL REPORTS

66/17 Estates Report.

The Clerk's report was taken as read. Following discussion it was agreed that in order to make maintenance easier the hedge to the west side of the play area could be reduced significantly in height. The Clerk was tasked with taking this matter forward. Council **NOTED** the report.

67/17 Memorial Applications and Burials.

The Clerk's previously circulated report was taken as read and **NOTED**.

68/17 Correspondence

The Clerk had nothing to report other than routine correspondence.

69/17 AOB:

Cllr Evans reported on recent meetings he had attended - the Parish Flood Forum and a Community Resilience Workshop the latter of which had been very informative and well attended by the statutory agencies. He hoped that in time Crondall Village could develop the recommended Emergency Plan. Cllr Evans is keen to 'sort out' local problems e.g. focalised flooding and will try and get the correct people to attend. In the meantime he hoped people would report problems to him.

It was reported that the Croft Lane hedge along Old Parsonage Meadow had been cut (although not reduced in height) and that the hedge along Croft Lane at Hook Meadow was looking untidy. The Clerk stated that this would be cut by contractors in October.

Cllr Argent asked for an update on the Bowls Club lease and was advised by the Clerk that they had acknowledged receipt and would be discussing at their Committee meeting in early August.

Cllr Lambert advised that the FACC Minutes would be available shortly. He had recently learned that the Airspace Change Proposal was likely to re-start with possible changes taking place in 2017.

Signed as a true record dated 22/08/2016