

PRESTON CANDOVER AND NUTLEY PARISH COUNCIL

MINUTES OF THE MEETING OF THE COUNCIL

Date:	Monday 17 th January 2022	Time: 7:30pm
Venue:	Preston Candover Village Hall, Preston Candover	
Present:	Paul Sadler Robin Human Tish Owencroft Two members of the public (part meeting only) Wendy Simson	Chairman Clerk
Apologise:	Daphne Prosser Rebecca Kennelly Paul Gaskell	 Borough Councillor

1231 Public forum

Flood Prevention Work

A resident who has a riparian responsibility in Preston Candover joined the meeting to review the ditch clearing work carried out by the Parish Council. It was suggested that the mechanical dredging of the ditches had removed the hard-core base and more soil and silt had been transported down the watercourse. The limited flow of the water due to the very shallow downward gradient has been an issue for many years. The culvert under the B3046 is higher than the bottom of the ditch at this point meaning that water collects. The Chairman explained that the Parish Council have limited resources and a valley wide project was being developed with Hampshire Highways and the Environment Agency which would include replacing the culvert under the road with a larger pipe set deeper, this would then create more of a gradient. Councillor Human explained that the purpose of the ditch clearing was to maximise the capacity in the event of heavy and sustained rainfall.

It was agreed that jet washing through the culverts had worked very well but the Parish Council agreed to review the ditch digging for future years. The resident confirmed that all those who had a riparian responsibility understood the need to keep the ditches clear.

Action: Clerk to invite the Environment Agency to attend a Parish Council meeting to look at short- and long-term plans.

Neighbourhood Plan

The Councillors and members of the public attended a meeting on 17th November with Anne Shattock, Principal Planning Officer from Basingstoke and Deane Borough Council (B&DBC) on the Local Plan Update. A target of 10 as an indicative Housing Requirement had been included in the adopted Plan and as this had not been met was to be included in the new plan. The housing allocation needs to meet policy SS5 of the Adopted Local Plan which sets out the criteria for qualifying developments:

Policy SS5: Small residential developments of less than ten units (net gain of nine units or less) within the defined Settlement Policy Boundaries of the settlements listed will not qualify towards the targets outlined in the policy. Outside of the Settlement Policy Boundaries, developments of less than five units (net gain of four or less) will not qualify. If developments of a qualifying size come forward

within or adjacent to the named settlements via alternative means to neighbourhood planning, for example via a planning application, this will contribute towards the targets set out within the policy.

These criteria mean that where single properties have been built, that they are not included within the required quota. B&DBC have advertised for any possible development sites and two have been suggested in Preston Candover on the Wield Road. At the meeting it was discussed that a Neighbourhood Plan could offer the opportunity for the community to ensure any development takes into consideration the views of residents.

The Clerk contacted Cliddesden Parish Clerk as they are currently writing a Neighbourhood plan, they are working with South Downs Specialist Advisory Service as consultants and the Clerk circulated the timetable of activities and suggested timeframes. A grant is available to support writing a plan of £10,000, however Cliddesdon have spent £18,000 to date and believe the final cost will be approximately £25,000. It was agreed that at this time, there was no advantage to creating a Neighbourhood Plan.

The resident who had joined the meeting asked that the Parish Council get the dates for the Consultation period planned for Spring 2022 to ensure the community has an opportunity to voice its opinions.

Action: Clerk to contact Anne and asked for an update on the consultation dates and the process to be followed.

1232 Apologies for absence

The Clerk had received apologies from Councillors Prosser and Kennelly. Councillor Paul Gaskell also sent apologies.

1233 Minutes of the last meeting

The Councillors confirmed that the minutes were a true record of the last meeting held on Monday 15th November 2021. The Clerk to provide a copy of the minutes for the Chairman to sign.

1234 Matters arising

Highways update on road safety measures – The Clerk circulated information from Mandy Ware Team Leader, Safer Roads – Traffic, Hampshire County Council about options for slowing traffic through the village and in the vicinity of the school and shop. The school Travel Plan which was written in 2010 includes items such as:

- Remove centre line and put in white edge markings.
- Highlight and realign crossing point.
- Increase waiting area at crossing point by removing barriers and lowering verge.
- Move bus pick up away from blind corner closer to corner.
- Ensure hedges do not overhang the pavement.
- Slightly reduce the width of the vehicle entrance on the north side.
- Encourage vehicle owners using the car parking area directly opposite the school not to park so close to the back of the parking space to create a pathway along the rear of the cars.

The Councillors agreed that this was a good starting point and to invite a representative from the school to a Parish Council meeting to update these actions and decide which are still required.

Action: Clerk to invite school to March or May meeting.

Bank Mandate – This is now completed with Ruth Chattell removed and Councillor Kennelly added as a signatory on the account.

Solar Park – BSR Energy have sent a Community Benefit Agreement to the Parish Council offering £28,000 for the purpose of one or more of the lasting community minded projects. This is not Community Infrastructure Levy (CIL) or Section 106 money. It had been suggested that this was an initial offer and that there may be an opportunity to increase this.

Action: Clerk to investigate option with Agreement.

New Speed Indication Device (SID) – This has been delivered and is being shared with Candover Parish Council. It is sited in Brown Candover for January and is due to be delivered to Preston Candover in February. The members of the public asked if it could be placed on the Wield Road and outside Old Timbers facing towards the centre of the village.

Action: Chairman to look at locations

Tree survey – the has shown that two Ash Trees need to be removed along with some branches of a Lime Tree which overhang the road. The Chairman suggested a contractor and one of the members of the public also agreed to supply contact details for a company they had used.

Action: Clerk to contact contractors when details received.

Action: Clerk to complete application for tree work.

1235 Financial Statement

Two cheques were signed between meeting, they were:

- Westcotec for SID - £1,770.00
- Website security - £100.66

There were five payments to be made at the meeting these were:

- Flood Prevention work - £1,730.00
- Quarterly electric for streetlights - £267.15
- Clerk's salary (Oct – Dec) - £471.60
- PAYE (Oct – Dec) - £117.80
- Repairs to chain at War Memorial - £52.00

The Councillor approved payments, Clerk to circulate chequebook for signing.

The Councillors reviewed the spending and income for 2022/23 and agreed to increase the precept by 5% from £9,782 to £10,271.

Action: Clerk to complete forma and circulate for signing

The Clerk confirmed that the Lengthsman Grant Scheme was being continued for 2022/23 but may not continue beyond that.

1236 Rights of Way

Councillor Kennelly was not able to attend and had not had an opportunity to send an update. The Chairman suggested that the Parish Council purchase new dog fouling signs for the track that leads away from the field next to the Village Hall as this path is used by children getting to the Forest School and is often littered with uncollected dog waste. The Councillors agreed and it was suggested that an additional bin be sited at the back of the field. The Clerk explained that unfortunately the team who empty the litter bins would not have access to this location so it would need to be emptied by someone locally.

Action: Chairman to speak to the Lengthsman about this role.

1237 Parish Council website

The Clerk hasn't added the additional page for the Jubilee as there wasn't anything to report yet but agreed to amend before the next meeting.

1238 Lengthsman

The dates for the Lengthsman visits in 2022 are:

- 24th January 2022

Councillor Human informed the Councillors that the Children's Play Area needed jet washing so this was going to be the focus for the next visit. Councillor Human is also looking at some work to paint some of the pieces in the spring/summer.

The Chairman informed Council that one of the posts at the War Memorial has been knocked and needed resetting but agreed that this needed to wait until the warmer weather when the postcrete would set.

The telegraph pole at the end of the layby has ivy growing up it which needs clearing.

1239 Flooding

This was covered as part of the Public Forum and there was nothing further to add.

1240 Planning

There have been five applications since the last meeting they were:

- Land at Grange Mead (21/03193/FUL) – Erection of one new dwelling and garage with associated landscaping and reinstatement of a historic access
- Chestnut Cottage (21/03206/ROC) – Variation to allow use of garage as an office
- Meadow Cottage (21/03517/ROC) – Variation of condition 1 to allow for the addition of a single storey rear conservatory extension.
- 2 Stenbury Drive (T/00009/22/TCA) – Hazel (T1) – crown reduce by 2m to bring down to 4m height. Conifer Hedge – reduce by 0.3m to bring down to 3.5m height. Reason the tree/hedges have become too large for the size of the garden that they grow in. Good management of vegetation in confined space.
- Laurel Cottage (T/00010/22/TCA) – Ash (T1) – fell due to Ash Die Back, Honey Fungus present and large cavity in basal area present. Yew (T2) – crown secondary and tertiary growth up to 6m.

The Councillors had no objection to the applications, the final two had been received on the day of the meeting so Councillor Owencroft is going to visit to inspect.

One of the members of the public informed Councillors that the application for the new property at Grange Mead had not followed the correct protocols and asked that Councillors review the application again.

There were concerns raised about the garage being a larger footprint than the house and possible subdividing of the property. The access onto the C158 is also not good along this stretch of the road which could be a hazard.

Action: All Councillors to review application for Grange Mead

Action: Clerk to inform B&DBC that comments are to be expected.

1241 Children's Play Area

The Children's play area is in good order but needed cleaning.

Action: Councillor Human to add to the list of work for the Lengthsman's next visit

1242 Highways

Councillor Prosser has reported 7 potholes through the website.

The Chairman informed Councillors that the Dummer Road has been closed for 2 days to carry out work in the area which floods and where large potholes have developed. A resident had got the Basingstoke Gazette involved which has meant work has been carried out.

1243 General correspondence

The Chairman suggested that as the heating was still not working at the Village Hall that an alternative location for the next meeting needed to be found.

Action: Chairman to speak to Village Hall Committee about getting the heating working.

1244 Dates of next meeting

- Monday 21st March 2022 (7:30pm)