

**OWSLEBURY PARISH COUNCIL  
DRAFT MINUTES OF THE PARISH COUNCIL MEETING HELD ON  
10<sup>th</sup> FEBRUARY 2009  
AT 7.45 PM IN OWSLEBURY PARISH HALL**

**PRESENT**

Chairman: Cllr Mr A Manship

Councillors: Mr J Chapman, Mrs J Chase, Mrs T Meads, Mr R Page, Mrs P Sharpe, Mr G Tull

**IN ATTENDANCE**

District Councillor: Mr L Ruffell

PC Charlie Farley

Clerk: Mrs E Manship

**11/09 APOLOGIES**

County Councillor: Mr P Mason

District Councillors: Mr R Humby

PCSO Ralph Akehurst

**12/09 DISCLOSURE OF INTERESTS FOR AGENDA ITEMS**

Cllr Chapman, as the landowner, disclosed prejudicial interests regarding planning application 09/00140/LDC.

Cllr Chapman, as a neighbour, disclosed personal interests regarding planning application 09/00054/FUL.

Cllr Meads, as a neighbour, disclosed personal interests regarding planning application 08/02846/FUL.

**13/09 CONFIRMATION OF THE MINUTES**

The minutes of the meeting held on 12<sup>th</sup> January 2009 had been circulated. The Chairman signed the minutes.

**14/09 POLICE CONSTABLE REPORT**

PC Farley detailed the previous month's crime report: -

- a) An outbuilding at the zoo was broken into and a kettle stolen
- b) Machinery was stolen from an agricultural site at the top of Whites Hill
- c) A Fork Lift was tampered with at Greenhill and ply-board Sheets stolen

**15/09 MATTERS ARISING FROM THE MINUTES**

None

**16/09 PUBLIC QUESTIONS AND COMMENTS**

**a) Bottle Bank**

Mr Ames reported that the bottle bank in Beech Grove is overflowing. The Chairman confirmed that he had contacted Serco to discuss the problem. There are two problems – vehicles parked across the access and the size of the lorry that collects the vehicles. Serco have agreed to send a smaller vehicle to collect the bottles but the bottle collection is still dependent on vehicles not restricting its access. This will need monitoring.

**b) Whaddon Lane**

Mr Ward confirmed that neither he nor Cllr Tull wished to prevent the kerbing project happening. Rather, they were in favour of the project and wished to ensure the village didn't miss out on the funding offered by HCC. Their concern was in relation to the width of the road being sufficiently narrow to dissuade vehicles attempting to pass between lay-bys and the height of the kerbing being sufficient to prevent vehicles mounting it. His letter, on behalf of himself and Mr Tull to Mr Burns and the Parish Council had been in this regard.

The Chairman thanked Mr Ward for his involvement throughout the project and confirmed that the Parish Council and landowners were of one mind in this regard. He confirmed that Mr Bould had advised the Parish Council that the kerbing in the specification was of the maximum height allowed by Department of Transport regulations and that the width of the road was the narrowest allowed under Hampshire Highways policy.

He confirmed that the motion agreed by the Parish Council was for Mr Burns to request that Hampshire Highways implement the specification, but in so doing to be mindful of the views (above) of the Council and landowners. This had taken place and he understood discussions to be underway. The Chairman confirmed that Mr Burns had advised him not to expect to hear anything further from Hampshire Highways for four to six weeks. He confirmed that whilst the Parish Council and landowners had been liaising with Mr Burns together, any transfer of land agreements required would be direct between Hampshire Highways and the landowners. This was not the responsibility of the Parish Council.

Action:	By When:	By Whom:
To ascertain time-scales with regard to the project's implementation and the availability of HCC funding.	ASAP	Chairman

**c) Planning Application 09/00101/FUL – 1 Lower Farm Cottages, Whaddon Lane**

The property owner talked through the application.

**d) Planning Application 09/00053/FUL – Hurst Farm, Hurst Lane**

Mr Chapman, as a neighbour informed the Council that he understood permission had been granted 3 years ago but as time had run out the landowner needed to reapply. He confirmed that there was no adverse affect to neighbouring properties.

**e) Planning Application 09/00140/LDC – Oak Tree Cottage, Hurst Lane**

Mr Chapman informed the Council that he had been advised to legally confirm his garden curtilage following difficulties faced by a neighbour when selling their property a couple of years ago. Hence this application.

**17/09 COUNTY AND DISTRICT COUNCILLOR REPORTS**

**a) Opening of Winchester Stadium**

Cllr Ruffell confirmed that he had recently visited this wonderful facility, to be opened officially on 2<sup>nd</sup> May 09.

**b) SLR's**

Cllr Ruffell reported that he had been assured by the Leader of the County Council that County Councillors will have a further £10,000 from June 4<sup>th</sup> 2009 and that they will be able to direct this money to the Parishes for the purchase of SLR's. He also confirmed that the County are looking into the possibility of a scheme that enables local people to move the SLR's.

**18/09 VILLAGE DESIGN STATEMENT**

The Clerk confirmed that Hugh Petter is happy to play a significant part in the VDS, but due to personal commitments, which he is currently winding up, it will be a few weeks before he can focus on this project. He also asks the Council's understanding regarding the pace, owing in particular to the demands of employment in this current economic climate. Hugh's inclination is to keep the core team on the VDS very small. A number of meetings were held last year, which led to some very useful discussion but limited output. He therefore suggests that the core team initially produces material and individuals are asked to review and expand upon it. He will discuss this further with Miranda.

The Chairman asked the Clerk to thank Hugh for his support of the VDS on behalf of the Council

**19/09 HIGHWAYS**

**a) Hurst Lane**

Cllr Chapman confirmed that he had left issues and suggestions regarding the speeding with Cllr Mason to take forward. With regard to the destruction of the banks he put forward the suggestion that the Council request the kerbing, currently around the corner of Whaddon and Hurst Lane, be extended down Hurst Lane surrounding the property boundaries. The drainage system also needs consideration.

Through discussion, concern regarding the drainage problems in other areas in Whaddon and Hurst Lanes were raised e.g. outside Whaddon House and outside the Activity Centre. It was also noted that in the excessive rain the area by Lower Baybridge Lane had flooded again. Cllr Manship suggested that Mr Bould be invited to make a site visit and initial consultation regarding all the drainage issues in Whaddon and Hurst Lanes. This was agreed with a ceiling of £250.

Action:	By When:	By Whom:
To discuss the above with Mr Bould and to authorise the go-ahead if less than £250.	09/03/09 06/09	Chairman

**b) Pot Holes Etc.**

Cllr Manship confirmed he had notified Hampshire Highways again regarding the slippage by the ship and the reoccurrence of the potholes in Hurst Lane etc.

**20/09 RIGHTS OF WAY**

**a) Red Lane – Protection of Restricted Byway 31**

The Clerk reported that further to Council concern regarding the inappropriate use of this byway, in particular the excessive fly tipping in the lane, she had sought advice from HCC Rights of Way Officers Alex Lewis and Liz Giles. The suggestion is that the Council write to Mr Andrew Smith, Head of Access, explaining the difficulties, giving dates and detail of occurrences and asking what measures can be taken to protect and manage the route whilst still allowing the legitimate users to enjoy the amenity. The possibility of a Kent Gap was considered but this would not allow the local farmers access with their machinery. The preferred suggestion was a height restriction bar, for which legitimate users have a key. It was agreed this restriction is only required at the junction of Lower Baybridge Lane and Red Lane.

Action:	By When:	By Whom:
To write to Andrew Smith	09/03/09	Clerk

**21/09 STRIP OF LAND NEXT TO GARAGES IN BEECH GROVE**

The Chairman thanked Mr Ames for his offer to water the plants once in situ. He also thanked local landowners for donations of manure. The Chairman confirmed he had visited three nurseries – Jobs Nursery, Hilliers Nursery and Humbees Nursery. He listed a range of plants which he had been advised to consider and felt that best value could be obtained from a mixture of plants from both Jobs Nursery and Humbees Nursery. The Council agreed that £60 could be spent on purchasing plants and materials required to plant up the area. Cllrs Chase, Meads and Sharpe volunteered to help plant the site. Any additional help with the digging would be welcomed.

Action:	By When:	By Whom:
To take the project forward	As time and weather permits	Chairman supported by others.

**22/09 GANG MOWING AND ANCILLARY WORKS 2009**

The Clerk confirmed that further to discussion with Mr Ifould she was able to confirm that from the June 08 price increase, all prices had increased by 4% exactly. Unfortunately it was not possible to negotiate on these prices but Mr Ifould had agreed to collect and take away the cut grass from the play area at no extra charge. Further to discussion the Council agreed to renew the contract.

Action:	By When:	By Whom:
To agree contract price with Cannon for 2009/10 grounds maintenance	09/03/09	Clerk

**23/09 PLAY AREA**

Cllr Sharpe talked through the proposals of the Toddlers Group Play Area and Parish Council Committee.

**Aims:** A modernisation of the playground which:

- expands the appeal for 1 to 12 year old's, providing a focal point in the village for this age group
- is structured to develop the children's physical, mental and social skills
- offers more variety

**Benefits:**

- play area becomes a vibrant area where people want to spend their time
- encouragement of outdoor activity at an early age as part of a balanced approach to healthy living
- an exciting resource for Owslebury's children within walking distance

**Plan:** To split the improvement of the playground into 3 phases

- Phase 1 – to add a bird's nest swing and see-saw
- Phase 2 – to remove igloo and add a play structure for the under 5's
- Phase 3 – to add a play structure for the over 5's

07/09

**Phase 1 – Detail:**

**Birds Nest Swing:**

can be used by all age groups, including parents/carers with their children  
 more than 1 child can use it at the same time to improve social skills  
 style suitable to be used by disabled children  
 to be situated between the swings and the slide (necessitates moving the memorial seat to the other side of the swings)  
 the preferred model is from Playdale and costs £3800 + vat. Comparable quotes include Kompan @ £3802, Proludic @ £7428 & Monster Play @ £8024. The Playdale model is preferred over the Kompan model as it offers a seat diameter of 1.2 metres as opposed to 1 metre.

**See-saw:**

can be used by all age groups, including parents/carers with their children  
 with wooden support can be used by 1 year old children and disabled children  
 more than 1 child can use it at the same to time to improve social and team work skills  
 to be situated between the roundabout and the igloo  
 the preferred model is from Kompan and costs £4779 + vat. Whilst more than springers from other manufacturers (Playdale @ £2390 and Monster Play @ £3471) considering the quality, access for disabled children and diversity of play possibilities the Kompan see-saw is in a league of its own.

**Funding - requests to be made through he following:**

up to 10% from Hampshire Playing Fields Association  
 up to 10% from Land Fill Tax  
 Open Space Funding – approximately £4000 available in play area pot.  
 Parish Council Funding - £1000 set aside in the precept  
 OMCA donation  
 Fundraising events through parents. Ideas so far include a race night, family bbq, information in the newsletter

**Request to the Parish Council:**

**That the Toddler Group, supported by the Parish Council, raises funds for the above 2 pieces of equipment and that the Parish Council purchases them as soon as sufficient funds are raised**

the toddlers group and parents lead fundraising events for the project, apply to OMCA for a donation and raise village awareness through the Newsletter  
 the Clerk apply to the Open Space Fund for release of funds from the Play Area pot  
 the Chairman apply to Land Fill Tax for a contribution  
 Cllr Sharpe apply to Hampshire Playing Fields Association for a contribution  
 £1000 set aside by the Parish Council towards this project in the precept be released when sufficient supporting funds have been raised

The Council agreed to the above.

Action:	By When:	By Whom:
As above	Ongoing	Clerk / Chairman / Cllr Sharpe / Toddlers Group

**24/09 RURAL SERVICES NETWORK**

The Clerk outlined perceived benefits of joining the Network, though concern was raised by all as to whether it will be value for money.

Action:	By When:	By Whom:
To have a closer look at the website and make a recommendation to the Council	09/03/09	J Chapman

**25/09 PLANNING**

**a) Planning Applications**

<b>08/02876/FUL:</b>	<b>Hill View, Longwood Road, Owslebury. SO21 1LL</b>
<b>Proposal:</b>	First floor rear extension including covered balcony with side screens; alterations to front and rear dormers, fenestration and repositioning of front door (RESUBMISSION)
<b>Closing Date WCC:</b>	<b>Friday 6<sup>th</sup> February 2009</b>
<b>Closing Date OPC:</b>	Monday 9 <sup>th</sup> February 2009 (OPC Meeting) Agreed Extension with WCC

OPC: No comment

<b>08/02846/FUL:</b>	<b>Flint Down, Whaddon Lane, Owslebury. SO21 1JJ</b>
<b>Proposal:</b>	Change of use of land to personal equestrian usage with erection of stables/tack room and horse exercise arena
<b>Closing Date WCC:</b>	<b>Friday 6<sup>th</sup> February 2009</b>
<b>Closing Date OPC:</b>	Monday 9 <sup>th</sup> February 2009 (OPC Meeting) Agreed Extension with WCC

OPC: Object – Concern regarding access and car parking issues. The entrance is on a bend where vehicles, as highlighted in the traffic survey, drive far too fast, the Council understands in one instance up to 70mph, and any entrance onto the road is considered by councillors to be far too dangerous for horses. Stables were not objected to on the site. The Council wondered whether alternative access by bridleway could be negotiated for the site.

<b>09/00053/FUL:</b>	<b>Hurst Farm, Hurst Lane, Owslebury.</b>
<b>Proposal:</b>	First floor side extension
<b>Closing Date WCC:</b>	<b>Thursday 19<sup>th</sup> February 2009</b>
<b>Closing Date OPC:</b>	Monday 9 <sup>th</sup> February 2009 (OPC Meeting)

OPC: No comment

<b>09/00101/FUL:</b>	<b>1 Lower Farm Cottages, Whaddon Lane, Owslebury. SO21 1JJ</b>
<b>Proposal:</b>	Single storey side and rear extension
<b>Closing Date WCC:</b>	<b>Thursday 19<sup>th</sup> February 2009</b>
<b>Closing Date OPC:</b>	Monday 9 <sup>th</sup> February 2009 (OPC Meeting)

OPC: No comment

<b>08/02949/FUL:</b>	<b>Humbees of Marwell, Hangar Nurseries, Thompsons Lane, Owslebury</b>
<b>Proposal:</b>	Alterations and extension to plant centre, parking and new access (RESUBMISSION)
<b>Closing Date WCC:</b>	<b>Friday 20<sup>th</sup> February 2009</b>
<b>Closing Date OPC:</b>	Monday 9 <sup>th</sup> February 2009 (OPC Meeting)

OPC: Comment only - If planning permission is granted the Council requests the agreement of the landowner to the following conditions: -

- there should be a restriction of hours of the café to normal day time nursery hours, not exceeding 9am – 6pm
- that no trees be felled without the prior consultation and agreement of the WCC Arboricultural Officer
- that appropriate screening using species indigenous to the area be planted to improve the visual impact to the area

<b>09/00140/LDC:</b>	<b>Oak Tree Cottage, Hurst Lane, Owslebury. SO21 1JQ</b>
<b>Proposal:</b>	Use of the land as garden curtilage
<b>Closing Date WCC:</b>	<b>Friday 26<sup>th</sup> February 2009</b>
<b>Closing Date OPC:</b>	Monday 9 <sup>th</sup> February 2009 (OPC Meeting)

OPC: No comment

**b) Planning Decisions**

<b>08/02678/FUL:</b>	<b>The Forge, Owslebury Bottom, Owslebury. SO21 1LY</b>
<b>Proposal:</b>	(AMENDED DESCRIPTION) Removal of condition 2 of planning permission W03293/02 which restricts the use to farriery or agriculture
<b>Decision:</b>	<b>Application Refused</b>

<b>08/02701/FUL:</b>	<b>The Forge, Owslebury Bottom, Owslebury. SO21 1LY</b>
<b>Proposal:</b>	(AMENDED DESCRIPTION) Removal of condition2; of planning permission W03293/07 which restricts the occupation of the dwelling to a person solely or mainly employed, or last employed at The Forge (a farriers), or in the locality in agriculture
<b>Decision:</b>	<b>Application Refused</b>

**26/09 ENFORCEMENT**

**a) Marwell Yard**

The Clerk reported that Darren Sedman-Hobson, Enforcement Officer had apologised for a mix up between applications requested and agreed for this site and Marwell Grain Store. In regards to Marwell Yard, the only planning history for this site is for the planning application for 2 no. hay, machinery and plant equipment buildings number 06/03453/FUL. Permissions had not yet been implemented. The barn on the site at present appears to have been constructed under the prior notification procedure for an agricultural storage building. Therefore the current use is unauthorised. Further to consultation with Neil March, Enforcement Manager and Simon Finch, Head of Planning, WCC will be contacting the new owner, Mr Schofield, with a view to seeking the removal from land Essex Utilities.

Action:	By When:	By Whom:
offer a site visit between Enforcement and Councillors to discuss the site and to support records being corrected, once Essex Utilities have left.	ASAP	Clerk

**b) Woodland View Stables**

The building of kennels outside the stables, which are subsequently in use as kennels – The Parish Council is not aware that permission has been applied for or granted for the build and change of use. It is unknown whether a licence for kennels has been applied for or granted. It is believed a caravan on site is being lived in. General building materials are strewn across this agricultural land.

Action:	By When:	By Whom:
To report to Enforcement	ASAP	Clerk

**27/09 TO CONSIDER MATTERS ARISING FROM CORRESPONDENCE RECEIVED: FOR INFORMATION ONLY**

- a) **Parish Council Donations** – acknowledgement and thanks for Parish Council donations from Winchester CAB, Morestead Church and Owslebury Newsletter
- b) **Marwell Zoo 10k Road Race** – Sunday 22<sup>nd</sup> March 2009 – notification
- c) **Parish Policing Partnership Forum** – Wednesday 25<sup>th</sup> February 2009 – 7.30pm – Study Centre, St John the Baptist Church, Church Road, Shedfield, S032 2T.

Action:	By When:	By Whom:
Cllrs Page and Tull to attend	25/02/09	RP, GT

- d) **Appointment of Parish Representatives to serve on the Standards Committee** – no nominations

**28/09 FINANCE**

The February payments were approved in accordance to the budget: -

**29/09 DATE OF THE NEXT PARISH COUNCIL MEETING and ANNUAL PARISH MEETING**

The next Parish Council meeting will be held on **Monday 9<sup>th</sup> Mach 2009 at 7.45pm**

The meeting closed at 10.15pm.

Chairman..... Date.....