

DRAFT

SOBERTON PARISH COUNCIL

Minutes of the virtual meeting of Soberton Parish Council
held on 20th October 2020

PRESENT: Mr J Hyland (Chairman), Mrs J Masterman (ViceChairman),
Mr D Salmon, Mr N Findlay, Mrs A Turner, Mr R Stranks,

IN ATTENDANCE: Jenny Clarke, Clerk
Mr F Pearson, District Councillor
Mrs V Weston, District Councillor

110/20 APOLOGIES FOR ABSENCE

Apologies were received from: Mrs W Prangnell, Mrs P Stallard

111/20 PARISH COUNCIL'S CODE OF CONDUCT

A copy of the Parish Council's Code of Conduct was previously circulated.
Mrs J Masterman declared an interest in a Planning Application – Wood End Lodge

112/20 PUBLIC PARTICIPATION

One member of the public joined the meeting to observe.

113/20 DISTRICT COUNCILLORS REPORTS

Verbal and written reports were received from both Mr F Pearson and
Mrs V Weston.

114/20 MINUTES OF THE LAST MEETING HELD ON 21st JULY 2020

The Minutes of the last meeting having been previously circulated were
taken as read and will be retrospectively signed by the Chairman.

115/20 CHAIRMAN'S COMMENTS

- Mr Hyland reported that all of the Parish's Notice Boards have now been refurbished and that the Heath Road Notice Board has been relocated to the Heath Road entrance of the Recreation Ground.
- Mr Hyland confirmed that the Parish Council's AGAR had been received by the External Auditors who responded with a few minor questions which have now been returned to them.
- Lych Gate repairs – Three quotations were received by the Council and it was decided to award the contract to one of the contractors. The Clerk was asked to obtain a quotation for replacing the slate roof.
- SPC Complaints Policy was agreed by the Council
- All of the correspondence regarding the Notice Board on Heath Road was discussed and it was agreed that an offer would be made.

JC

JH

- The Council agreed that we would keep advertising for new Councillors. The Clerk would contact the Monitoring Officer. JC
- Bank Mandate – the Council agreed that Robin Riches, Martin Ludgate and Victoria Weston would be removed as signatories and Jane Masterman would be added. JC

116/20 POLICY COMMITTEE

- Planning Applications See attached list
Whitewool Farm – Clerk to contact East Meon Clerk JC
- Village Design Statement Mr Hyland reported that the VDS has been submitted to both Winchester and SDNP. No response to date.
Mr Hyland to write to SDNP and Winchester as the Council feels that it may be appropriate in the future to submit two separate Statements following H M Gov current White Paper on Planning Policy and Procedure due to the Parishes being split between the National Park and Winchester City Council JH
- Flood Action Plan There have been problems with the sanitation unit and the ditch outside The Foresters. The Clerk to follow up with Hyde Housing Association. JC

117/20 ACTIONS COMMITTEE

- Recreation Ground Trees and ditches – deferred to next Actions Committee on 15th December 2020
- Children’s Play Area Three quotations for replacing the matting beneath the ‘Birds Nest’ were received by the Council. A decision has been deferred to the next Actions Committee meeting on 15th December 2020.
- Football Pitch The football pitch has been used by Soberton Utd. The badgers have now returned. Clerk to contact Southern Ground Care. JC
- High Street Bank Wild Flower planting – Clerk to look into grants DS/JC
- Lengthsmen Scheme Corehampton and Meonstoke and Droxford have asked to join our Lengthsmen Scheme next year. The Council agreed to this proposal. DS/JC

118/20 FINANCE

Proposed by Mr J Hyland and seconded by Mr R Stranks

Payments:

Clerk’s salary, HMRC, SLCC £350.00, Four Square Health £361.14,

RP Gardening £1,600.00, Jack Fellows £280.00, Shaun Hopkins £905.00,

Paul Collins £1,380.00, Clerk’s Expenses £137.68, Direct Collection £66.00,

Siam Landscapes £300.00, Swanmore PC £272.84, Swanmore PC £220.00,
Swanmore PC £104.94, Paul Collins £645.00, Clerk's Expenses £70.59,
RP Gardening £400.00, Royal British Legion £50.00

Income: WCC £17,222.00

Finance Update	-	C/A	£55,951.41
		Less	£ 4,832.00 Lengthsmens Grant remaining
		Actual	£51,119.41
Quarterly Accounts	-		Previously circulated and agreed

The Finance sub-committee and the Clerk are to meet to discuss the
20/21 budget

AT/JH/JC

119/20 CORRESPONDENCE

No correspondence for consideration.

120/20 ACTION LIST AND ITEMS FOR THE NEXT AGENDA

Usual Items

121/20 DATE OF NEXT MEETING

Tuesday 19th January 2021 at 7.30pm. Venue to be confirmed

There being no other business the meeting closed at 8.40pm

Planning Applications

20/01386/FUL

Clamp Farm

Proposed Barn replacement and retrospective move of earth bank

Approved

SDNP/20/03205/HOUS

Little Orchard Farm, Ingoldfield Lane

Re-submission of lapsed SDNP/16/05364/HOUS

No comment as in keeping with surroundings

SDNP/20/03654/LIS

Soberton House, School Hill

Repair works and partial re-roofing

Comment: Repairs supported as necessary

20/01547/HOU

Jesella, Church Road, Newtown

Single storey rear extension to existing dwelling

No Comment

SDNP/20/03460/FUL

Land adjacent to Felstead, Wickham

Erection of 2 storey dwelling for tourist accommodation

Objected: The Parish council are concerned about two aspects of this application; First, the layout, the two houses share a single access which makes access very tight and not practical. We are also concerned that the location of both houses will adversely impact the amenity of the adjacent houses/gardens. Second, that of character, the proposals are described as holiday lodges, we question if small brick clad urban style houses is correct, should the proposal be that of timber framed and clad buildings.

Finally we feel the proposals should be accompanied by a proper landscape plan with a maintenance strategy - who will look after the grounds?

20/01595/LDP

Threeways, Heath Road

Erection of a gym and garage outbuilding incidental the Threeways

Approved

20/01596/FUL

Arion Stud, Hoe Street, Hambledon

Demolition of existing grooms flat and stables and erection of building incorporating grooms flat, office and residential accommodation ancillary to main house.

Comment: This seems to be a reasonable proposal clearing up a collection of buildings.

20/01692/LDP

Flintwell, Southend Lane, Soberton

Conversion of stable to create living accommodation

20/01783/FUL

Land at Chapel Road, Soberton Heath

Erection of three detached dwellings with detached garages and use of existing access onto Chapel Road

Comment: The members of the Parish Council planning group have reviewed this application in detail and make the following comments:

Planning policy:

1.0 The application documents refer to the site as being a MRTA 3 policy site. Soberton Parish Council's understanding of the MRTA policies feel that the site fits best within the MRTA 4 definition. Therefore the site should remain countryside and not be developed.

The design proposals:

2.0 Proposed access, We would suggest that, given the length of site frontage, it would be safer for the vehicle access to be further away from the Heath Road / Horns Hill junction.'

3.0 Design and layout, the village pond has a considerable heritage seen in many historic documents about the village and has existed for many years forming a key point of interest. The layout totally ignores this location and the proposed architecture is benign. In the event this site is developed, the opportunity presented to the site designers by the sites location by the pond should be both recognised, celebrated and promoted within the layout. At present public access to the pond is extremely limited and a new open space allowing everyone locally to enjoy this village asset should be considered.

Development of this important area of the village requires great consideration and the Parish Council is willing to work with the land owner/developer to create the best solution for the site and the community if it is felt that planning policy supports development.

20/01880/HOU

Home Copse, Heath Road

Proposed single storey rear extension and internal alterations to floor plan.

SDNP/20/03205/HOUS

Little Orchard Farm, Ingoldfield Lane

Lapsed SDNP/16/05364/HOUS

20/01941/FUL

Woodend Lodge

Change of use of existing garage including elevations to holiday home.

Comment: We note that the application is for holiday letting and we therefore request that a condition is applied for this use.

SDNP/20/04175/LIS
SDNP20/014174/HOUS

Soberton Mill, Wickham Road, Swanmore

Conversion alterations and additions to Soberton Mill to provide ancillary accommodation for use in connection with the Manor (Soberton Mill House)

Comment: We support the restoration of the Mill. SDNP should consider the architectural merits in detail.