

Kingsley Parish Council

Minutes of Extraordinary Meeting held on 28th August 2019, 7.30pm at the Kingsley Centre

Present: Cllr R Fletcher (Chairman)
Cllr R Coury
Cllr H Logan

Absent: Cllr C Millhouse

Also present: 3 members of the public
District Councillors D Ashcroft & K Carter
Jane Ives, Locum Clerk

25.71 The Chairman welcomed everyone to the meeting and apologised for the delayed start. The Chairman explained that the Extraordinary meeting was being held to agree responses to planning applications that had come in over the Summer period.

25.72 **Apologies for Absence** were noted from Cllr Carugati

25.73 **Declarations of Interests** – None

25.74 It was **RESOLVED** to approve the minutes of the Parish Council Meeting held on 31st July 2019. There were no matters arising. **Proposed: Cllr Logan. Seconded: Cllr Coury.**

25.75 District Councillor Ken Carter introduced himself and advised that Gill Kneller was recently appointed as Chief Executive at EHDC. Elected members will continue to lead the direction of the Council and her role is to implement their decisions.

District Councillor David Ashcroft advised that a new waste contract for the area run by Norfolk Council starts in the Autumn. Schedules for collections may change but residents will be informed of this very shortly.

25.76 **Public Questions** – the Chairman adjourned the meeting to hear public questions.

A member of the public asked whether the Council were interested in providing village gateways. Cllr Fletcher advised that he attended a meeting recently with Hampshire Highways and improvement works for Kingsley are still under discussion but may include village gateways. There will a consultation for all residents at a future date and funding should be available for improvements from S106 developers contributions.

Meeting reconvened

25.77 **Planning Applications:** The existing planning applications listed at Appendix 1 were noted. The following responses to planning applications were **RESOLVED** and will be submitted to the Planning Authority.
Proposed: Cllr Fletcher. Seconded: Cllr Logan.

57963 Land adjacent to 1 Dean Field, Kingsley

Retrospective change of use of land to accommodate 2 x mobile homes and 1 day room for occupation by gypsy/traveller families

Kingsley Parish Council objects to this retrospective application for the following reasons:

We are not aware that there is an identified need in Kingsley for additional traveller sites in the latest EHDC Local Plan.

Fencing has been erected around the site which is excessively high in our opinion and is not in keeping with the rural surroundings.

The proposed application detracts from the rural nature of the area.

Should the application be successful we would ask that a condition of permission is that occupants have a local connection.

We would also support the revised drainage proposals being installed immediately.

Additionally, we note that the construction work was completed in early May in a very short space of time. However, the site is currently deserted and has been shut down for two months, suggesting that no one is currently living there.

We are also concerned that a current approved planning application (54919/001) for a new house immediately adjacent to this land, would be overlooked by the proposed traveller site.

27107/035 Sleaford Farm, Farnham Road, Bordon GU35 9LU

The Council has no objection to this application.

54941/003 The Willows, Land South of Forge Road, Kingsley

The Council has no objection to this application.

25.78 It was **RESOLVED** to approve the following for payment. **Proposed: Cllr Logan. Seconded: Cllr Fletcher.**

Payee	Payment Mode	Description	Net	VAT	Total
Kingsley Organisation	Cheque	Room Hire charges	£ 13.05		£ 13.05
SSE	DD	Electricity costs for St Nicholas Church	£ 41.02		£ 41.02
Clerk	Cheque	Salary August 2019	£446.65		£446.65
HMRC	Cheque	Salary deductions	£ 23.60		£ 23.60
		Total Payments	£524.32	£ -	£524.32

25.79 **Alton Ramblers Grant Support:** It was **RESOLVED** to write a letter of support to the Alton Ramblers for their grant application to the Rural Communities Fund to enable them to purchase equipment to help maintain local Rights of Way. **Proposed: Cllr Fletcher. Seconded: Cllr Logan. Action: Clerk**

25.80 It was **RESOLVED** to write to all residents of Sandy Lane (footpath 6) to reaffirm the Parish Council's understanding of the regulations about the use of the lane in future and to advise the Council will be monitoring usage. Cllr Fletcher confirmed that the Land Registry documents had now been amended and received by the Council's solicitor and further legal advice would now be investigated about the future ownership/maintenance of the footpath. Costs for this advice will be brought to a future Council meeting for discussion and agreement. **Action: Clerk**

25.81 Following recent Vacancy Notices being published it was **RESOLVED** to co-opt Sam Moulton as a Parish Councillor. **Proposed: Cllr Coury. Seconded: Cllr Logan.**

25.82 **Agenda items for next meeting:** Sandy Lane legal advice/costs, quotes for work at Lower Green, Local Plan consultation, review budget and set up working party for next year's budget, Kingsley Centre roof work.

25.83 The Chairman advised that the next Parish Council meeting will be held on Wednesday 25th September. The meeting closed at 8.50pm.

Signed: Chairman

Date:

Appendix 1: Planning Applications as at 28th August 2019

Planning App. Ref No	Address	Proposal	Consultation Expiry Date	Case Officer	Parish Council Comments	Decision
54941/003	The Willows, Land South of Forge Road, Kingsley	Annexe with terrace & disability ramp linked to existing dwelling	15/08/19	Jon Holmes	No objection.	
27107/035	Sleaford Farm, Farnham Road, Bordon GU35 9LJ	Two storey extension & part single storey extension, including 2 porches, glass veranda, rooflight over living room protrusion & additional balcony, filling of derelict pond, installation of 2 air source heat pumps	03/09/19	Katherine Pang	No objection.	
28397/017	Kingsley Centre, Forge Road, Kingsley	1 illuminated external sign, 2 x banner frames in car park	15/08/19	Lisa Conway	No comments submitted	
35615/009	Rowan Cottage, Sandy Lane, Kingsley GU35 9NH	Two storey side extension	26/07/19	Lisa Conway	No comments submitted	Permission
57963	Land adjacent to 1 Dean Field, Kingsley	Retrospective change of use of land to accommodate 2 x mobile homes & 1 day room for occupation by gypsy/traveller families	01/08/19	Nicky Powis	Objection.	
20136/055	LMC Sleaford Garage, Farnham Road, Bordon GU35 0QP	Proposed siting of a temporary building for a period of 12 months	30/07/19	Nicky Powis		Permission
30633/036	Groomes Farm, Frith End Road, Frith End, Bordon GU35 0QR	Detached hotel guest annex (Class C1) to provide a total of 3 additional guest rooms & 4 covered parking spaces	18/07/19	Lisa Conway	KPC could submit the comment re access but Highways have looked at it and said it is safe and adequate and there are no concerns. Decision imminent.	
21228/005	Honeysuckle Cottage, Forge Road, Kingsley GU35 9NA	New wet room & store to flank elevation following demolition of existing storage area	14/05/19		No objection	Permission
54919/006	Land at Kingsley Golf Club, Forge Road, Kingsley, Bordon	Detached dwelling	18/04/19	Lisa Conway	Decision imminent and likely to be refused. Contrary to policies CP19 and CP20 in JCS and H15 in Local Plan.	Registered

58208	1 Old Park Farm, Forge Road, Kingsley, Bordon, GU35 9LU	Retention of change of use of dwelling, outbuilding, portacabin and barn for educational purposes (D1)	11/04/19	Susie Ralston	No comments submitted	Permission
56776/004	Old Park Farm House, Forge Road, Kingsley, Bordon, GU35 9LU	Garage and formation of an external swimming pool and landscaping work	28/03/19	Lisa Conway	No comments submitted	Permission
SDNP/19/00346/FUL	Land South Of Green Street East Worldham Bordon GU35 9NN	Proposed new vehicular access and grassed tiled turning area	04/03/19	Jon Holmes	Applicant appealed. KPC submitted comments objecting to application.	Refused
SDNP/18/06446/HOUS	1 Orchard Cottages Oakhanger Road Bordon GU35 9JP	Garage to front	05/02/19	Hannah Goldsmith		Permission
57024/002	Bakers Court, Forge Road, Kingsley, Bordon, GU35 9NZ	Retention of alternative siting of wash down area and pressure washers	18/12/18	Jon Holmes		Registered
52780/004	Land junction of B3004 and A325, Farnham Road, Bordon	Agricultural barn	18/12/18	Jon Holmes		Permission
31121/004	The Cricketers, Forge Road, Kingsley, Bordon, GU35 9ND	Conversion and extension of existing tourist accommodation to provide 2 new dwellings, and provision of associated parking and landscaping.	18/10/18	Nicky Powis	Objected. Concerns about access and proximity to SPA.	Permission
SDNP/18/02170/FUL	Oaklands Farm Green Street East Worldham Bordon GU34 3AU	Change of use of Oakland Farm and associated land holdings from Agriculture and B8 (Open Storage) to mixed use Agriculture, B8 (Open Storage) and Seasonal Event Space associated with the holding of Religious Festivals and other activities associated with the Ahmadiyya Muslim Association; including the provision of external storage space, new landscape and revised ventilation and extraction equipment in association with the onsite kitchen	05/10/18	Rob Ainslie	KPC STRONGLY objected	Application withdrawn

20136/054	LMC Sleaford Garage, Farnham Road, Bordon, GU35 0QP	Extension to existing motor vehicle service area, refurbishment of the existing showroom, construction of new additional car showroom, extension to car parking area and creation of emergency access point.	10/10/18	Nicky Powis	Whilst Kingsley Parish Council does not object to the planning application, we would like to highlight comments made by local residents who have expressed concerns about the hedging to the south of the garage. A condition of the previous application (20136/049 - COND 5 BOUNDARY TREATMENT) was that the hedging should be a mixture of several types of hedging plant at a height of 1.2 to 1.5 m. Currently it stands at approximately 0.5m, therefore the condition has not been met. The latest application 20136/054 shows some 130 parking spaces for general sales and service parking and staff parking in this area, to the south of the site. This will be screened from the B3004 by the same hedge.	Permission
51188/003	Kingsley Quarry, Forge Road, Kingsley, Bordon	Easterly extension of the existing sand extraction area, extend the end date for quarry operations and restoration and amend the approved restoration schemes. (Details available on the HCC website - https://planning.hants.gov.uk/ApplicationDetails.aspx?RecNo=19368)	18/06/18	Stephen Wiltshire	KPC STRONGLY objected	Objection