

KINGSLEY PARISH COUNCIL

Minutes of the Meeting held on Thursday 27th June 2013 at 7.30pm In the Kingsley Centre

Present:

Cllr. L. McCorkindale – Vice-Chairman
Cllr. B. Lazenby
Cllr. T. Scrivener
Cllr. C. Pearson
Clerk K.Nana Yonko

In attendance: 7 members of the public

14.48 Chairman's Opening Remarks

Cllr. McCorkindale welcomed the members of the public and advised the position of the fire exits.

14.49 Apologies for Absence

Cllr. Rigden
Cllr. Comber

14.50 Declarations of Personal/Prejudicial Interest

None.

14.51 Public Question

There was no public question.

Cllr McCorkindale confirmed that members of the public would be allowed to make statements or ask question in regards of the following items:

7 – Planning

8 – St. Nicholas Chapel & Cemetery

10 – Commons, Village Greens and Rights of Way

14.52 Approval of the Minutes of the Meeting held on 23rd May 2013

The minutes of the last meeting held on Thursday 23rd May were approved as a true record of the meeting and duly signed.

Proposed – Cllr. Lazenby

Seconded – Cllr. Scrivener

All agreed unanimously.

14.53 Matters Arising

14.54 Planning

Applications ongoing:

Appeals:

30633/021 Grooms Farm, Frith End Road, Frith End, Bordon, GU235 0QR

Change of use of building for events associated with existing hotel, agricultural uses and hot air balloon storage with associated works, parking and use of access

This appeal is on-going.

22732/015 Sandyfield Farm, Main Road, Kingsley, Bordon, GU35 9NG

This appeal is on-going.

21066/026 Bakers Farm Nursery, Main Road, Kingsley, Bordon, GU35 9NJ

Removal of occupancy condition imposed under S52 agreement to 21066/001

This application is on-going.

22903/001 Gwen Gwent, Sickles Lane, Kingsley, Bordon, GU35 9PD

Single storey extensions to side and rear, open fronted porch and detached garage after demolition of existing garage and extension to side.

This application has been granted.

52258/001 The Old Piggery, Main Road, Kingsley, Bordon

Two detached dwellings with covered parking, new access, landscaping and associated works

This application has been withdrawn.

53152/002 Land to the West of Dean Farm, Main Road, Kingsley, Bordon

Installation of 250kw (installed capacity) photovoltaic solar energy generating facility, comprising solar arrays and ancillary equipment (including inverters, substation and mounting frames)

This application is on-going.

22495/008 Burningshams, South Hay Lane, Kingsley, Bordon, GU35 9NW

Two storey extension to the rear

This application is on-going.

54616/002 Land West of, Farnham Road, Bordon

Change of use of land from agricultural to equestrian (to include riding lessons, keeping and breeding of horses) retention of sand school, mess room and hay barn

This application is on-going.

New application:

30633/023 Grooms Farm, Frith End Road, Frith End, Bordon, GU35 0QR

Retention of agricultural track

“No objection” was agreed prior to the meeting.

20136/044 Land south and east of Service Station, Farnham Road, Bordon, GU35 0QP

Change of use of vacant land to hand car wash facility

“No objection” was agreed prior to the meeting.

21066/028 Bakers Farm Nursery, Main Road, Kingsley, Bordon, GU35 9NJ

Change of use of existing nursery buildings and display areas to the use for the sales, display and storage of equine, animal feed and related products

It was agreed to support this application

Proposed: Cllr Lazenby

Seconded: Cllr Scrivener

All agreed unanimously

54941 Land South of Main Road, Kingsley, Bordon

Change of use of land for stationing of a mobile home for residential purposes for a single gypsy pitch with creation of new access off main road, track and associated hard standing, treatment plant and amenity block (FUL)

1) Supporting Statement:

The access track from the main road is larger than 3 m and is newly formed, not existing.

No mention is made of the size of the static caravan, but scaling up from the 4m x 5m utility block it would appear to be approximately 6.7m x 15.8m – or 106m² – an significant size for a single storey dwelling.

Gypsy status: no evidence is given that Mr Searle is a horse dealer. Indeed his plot of land off Lower Green was empty for the most part during the last 15 years and now has a Flabella pony, which is his granddaughter's. The previous horse on the land here was moved on very early in 2007, but was owned by Mr Searle's sister. Greatham Parish Council has no knowledge of any horses owned by Mr Searle in their parish. Furthermore there is no evidence that Mr Searle "travels".

2) Planning guidelines for Accommodation for Gypsies.

The Local Plan H18 along with two more recent paragraphs 5.193 and 5.194 sets out the criteria for permission. Kingsley Parish Council believes that this application broadly fits within the planning guidelines. The site is within the settlement, but not inside the settlement policy boundary. The site was previously part of a commercial golf course now being redesigned, and not particularly overlooked by other housing. To the north is an operating wood yard, to the west is land belonging to Bakers Farm Nursery. To the south is the embankment of the old railway line and to the east the Dean Farm golf course. It fails under paragraph H18 g as it has not been shown there are appropriate measures for foul drainage.

Local connection: Mr Searle's father lives within the parish of Kingsley, albeit in a house not a static caravan.

3) New Access: the Main Road at the site is a 40 mph limit. The change of the position of the fencing to the north of the wood yard has improved the visibility. Hampshire Highways need to confirm the necessary details and approve the new access.

4) Kingsley Parish Council **objects** to the inclusion of a touring caravan. This is not shown on the layout. For application 34068/002 Mr Searle did not include a touring caravan, but somehow now has a need. This previous application stated "he had visited the site on an almost daily basis for the last 20 years", showing he has not toured for the last 20 years. As Mr Searle's daughter is stated to be wheel chair bound, it is surely not possible to impose travelling on their severely disabled daughter. We would propose a condition not allowing a touring caravan.

5) Kingsley Parish Council **objects** to the site being for Mr and Mrs Searle and their dependants. We would want the application conditioned as follows:

The static caravan is only for Mr Jesse and his wife, Mrs Jane Searle and their daughter Janey.

6) Foul drainage: The FDA1 Foul Drainage Assessment form is incorrect in so many details it appears to be referring to another site. Kingsley Parish Council **objects** to the application as the appropriate foul drainage is not included. There is a ditch nearby which drains into land owned by Bakers Farm Nursery into an area that floods.

Proposals need to be put forward with drawings, percolation tests, showing what is suggested and the appropriate permission from the Environment Agency. It would be preferable if the route did not include the land at Bakers Farm Nursery.

7) Landscaping: The frontage on to Main Road should be planted with some hedging – not conifers – the dog roses further along Main Road are in tune with a village setting. The area to the east also needs appropriate landscaping.

8) Should planning permission be allowed it should be conditioned that the application for land behind Periwinkle Cottage be withdrawn.

33270/003 The Old Cottage, High Thicket Road, Frith End, Bordon, GU35 0QS
2 Storey side extension

KPC decided not to comment as application in Binsted.

Bridges Farm sand pit restoration
To receive a presentation from Jane Williams
Lady not present.

14.55 St. Nicholas Church & Cemetery

See Annexe 1: David Croucher, Friends of St Nicholas, report
Cllr Pearson confirmed that the English Landscapes has cut the full cemetery after several reminders. It was suggested to consider in the future cancelling the service provided by English Landscapes for poor management and service un-satisfaction.

Cllr Pearson also mentioned that another grant application should be made for the repairs on the preservation of the Altar Frontal.

It was proposed to accept the new burial fees and charges (Annexe 2)

Proposed: Cllr Pearson

Seconded: Cllr Scrivener

All agreed unanimously

14.56 Transport, Highways and Road Safety

Cllr Lazenby mentioned that a number of complaints from members of the public regarding the obscuring of road signs on the approach to the village and at Sleaford and ask that a check be made and necessary work carried out. In particular checks should be made at Sleaford, Sickles Lane and the approach to the village from the west on the B3004.

1. The 30 mph signs on the B3004 approaching Kingsley from the west (Alton) are obscured.
2. It was reported that a sign on Sickles Lane was obscured on the approach towards the B3004.
3. Problem at the Sleaford traffic lights.

The clerk was asked to e-mail Hampshire Highways.

Cllr Lazenby also suggested that a search should be done for 30mph roundels on the road as it seems to be effective in reducing speed through villages.

The clerk is to investigate on that suggestion.

14.57 Commons, Village Greens and Rights of Way

Upper Green: See Annexe 3 Playground report

Cllr Lazenby suggested that quotes are to be requested for the dragon's teeth, the plant and fencing.

The clerk was asked to contact Playsafe in regards of the immediate repairs to be done.

Southern Electric is still to be chased up for the clearing up of the wood chips left by their work earlier this year.

The grant application for the picnic table was given an go ahead

Proposed: Cllr Lazenby

Seconded: Cllr Scrivener

All agreed unanimously

Lower Green:

Cllr McCorkindale mentioned that the internal auditor advised HALC members can benefit of free legal query service offered by Hedley's solicitors

14.58 Community Resilience

No report.

14.59 Environment and Biodiversity

Cllr Scrivener confirmed that 9 bags were collected from the litter picking day on 16/06/13. The next one will be on 14/07/13.

14.60 Sports Recreation and Leisure

No report.

14.61 Kingsley Village Forum

No report.

14.62 Parish Plan

No report.

14.63 Housing, Business & Commerce

Cllr McCorkindale mentioned that Catherine Kirkham, one of the two Rural Housing Enablers working for Community Action Hampshire suggested a visit as Kingsley has an area possible for future low cost housing adjacent to "Schoolfield".

14.64 Communications

The correspondence received this month was listed by the clerk and circulated to all councillors prior to the meeting.

Website: Cllr Scrivener confirmed that the website is still in process.

14.65 District Councillor

District Cllr Ashcroft mentioned that the joint district plan will be available for consultation in August.

He also mentioned that a new leader has been appointed at EHDC and that there is a new committee for rural development.

Cllr Ashcroft confirmed that fast rural broadband development is being pushed.

He mentioned that allocation for planning housing will be closing in three weeks' time so any interest should be made as soon as possible.

He also mentioned that the housing for the Eco Town is now down to 2700 to an initial 4000.

Cllr Ashcroft confirmed after being asked that sand is to be dug out prior to any development referring to the mineral plan.

14.66 Procedures, Finance and Payments

The current balance was noted as £13,648.20

The updated financials regulations and standing orders were accepted.

Proposed: Cllr Lazenby

Seconded: Cllr Pearson

All agreed unanimously

Payments made in June 2013

BACS 19/06/13 HMRC – PAYE £77.00

BACS 25/06/13 Karine Nana Yonko – Clerk's June 2013 expenses £47.30

BACS 28/06/13 Kingsley Organisation – Inv 10908 APM room hire £34.50

BACS 28/06/13 MacDonald Oates Solicitors – Inv 29953 Advice Upper Green £316.80

BACS 28/06/13 Do the Numbers Ltd –Inv 12/119 internal audit £235.00

BACS 28/06/13 Karine Nana Yonko – Clerk's June 2013 salary £246.40

BACS 28/06/13 Chris Rigden – Key safe expenses reimbursement £19.48

CHEQUE 630 27/06/13 CPRE – Annual membership renewal £29.00

Date of Next Meeting of Kingsley Parish Council

The next Parish Council Meeting will be held on Thursday 25th July 2013 at 7.30 pm at The Kingsley Centre.

There being no further business the meeting closed at 10.15pm

CHAIRMAN DATE

ANNEXE 1

MONTHLY ST NICHOLAS REPORT JUNE 2013

(TO BE SENT ELECTRONICALLY TO CLERK BY CAROLE SHORTLY)

St Nicholas Cemetery and Cemetery Chapel

Fees and Charges

Kingsley Parish Council sets the fees and charges below. In addition, please be aware that you will be responsible for the fees for the services provided by your Funeral Director and for any extras that you arrange such as the services of a vergers, an organist and flowers.

1. Burial of body with exclusive right of burial deed	£286.00
2. To re-open an existing grave for a further burial (where you own the exclusive right of burial)	£236.00
3. For a burial into a common grave – where there is no right to erect a memorial and the Council may reopen to carry out unrelated burials	£236.00
4. Burial of cremated remains with exclusive right of burial deed	£138.00
5. To re-open an existing ashes plot for a further burial (where you own the exclusive right of burial)	£88.00
6. Burial with exclusive right of burial deed (child under 16)	£50.00
7. Burial with exclusive right of burial deed (still born child)	£50.00
8. Use of St Nicholas Chapel on day of burial	£134.00
Use of St Nicholas Chapel at other times	£160.00
9. Purchase of an Exclusive Right of Burial Deed (To reserve a plot)	£50.00
10. Right to erection a memorial	
Grave Memorial with inscription	£117.00
Tablet or vase not exceeding 305 x 203 x 203mm for Ashes	£62.00
Small cross of wood	£36.00
Additional inscription on existing memorial	£20.00
11. Search in register of burials	£21.00

Kingsley Parish Council
June, 2013

UPPER GREEN PLAYGROUND

RECOMMENDATIONS FOR ACTION FOLLOWING ANNUAL INSPECTION AND AN ONSITE MEETING BY COUNCILLORS RIGDEN, MCCORKINDALE, COMBER AND LAZENBY AND THE KPC CLERK

3 June 2013

1. DRAGON'S TEETH.

1.1 There has been a gradual deterioration in the dragon's teeth at the western end of the playground with a number becoming loose and as of 3 June there are 4 missing. There is now sufficient space for a vehicle to drive into the play area and there is evidence that this has in fact happened.

In addition the area available for parking stretches beyond the 45 foot legally allowable. The first 12 teeth from the north are approximately 6ft. from the metallised track. Following this they are an increasing distance from the track allowing for parking beyond the legal limit.

1.2 To remedy the situation the following is recommended.

Teeth 1-12 are to remain in place. Number 4 is loose. This should be removed and put back with a sprigging iron fitted to the base to prevent rotation.

Teeth 13 – 21 have been incorrectly placed. 20 and 21 have been removed. Teeth 13 – 19 should be removed, fitted with sprigging irons and re-sited at a distance of 6 from the track in line with teeth 1-12. Replacements for teeth 20 and 21 should be taken from the north end of the eastern line of dragon's teeth, treated in the same way as the others and placed in line, 6 ft. from the track. Tooth 22 is missing. This should be replaced with one from the north end of the eastern line, treated in the same way as the others. Tooth 23 should stay in place. Tooth 24 is missing. This should be replaced with one from the north of the eastern line, treated as the others. Tooth 25 should be left in place. Tooth 26 is missing and should be dealt with in the same way as the others. Teeth 28-30 should remain in place. Three new posts should be placed between 21 and 22 at right angles, taken from the eastern line and treated in the same way. Eight teeth need to be taken from the northern end of the eastern line.

A quotation is needed for this work.

A diagram is attached.

2. HEDGING.

2.1 Three informal openings have been created in the hedge between the footway next to the B3004 and the play area. Following the annual inspection the report recommends fencing with possible gates at the current breach positions. As fencing is not allowed around a village green a different approach is needed.

2.2 Breach 1 beneath the large oak tree. This has been created by children running across from the bus stop on the opposite side of the B3004. This is in itself a hazardous activity and anyone leaving the play area by this route would appear from beneath the tree leaving little time for a motorist to react.

It is proposed that briar or a similar plant which will flourish beneath a tree be planted to a depth of around 6 ft. for a length of 20 ft. This would create a barrier of similar dimension to the rest of the area bordering the footway. To enable this to establish itself a temporary fence needs to be constructed from the trunk of the smaller oak tree, next to the boundary for a distance of about 20ft. westward. This needs to have a smooth side giving no aid to climbing and be around 4 ft. or more high. Once the undergrowth is established this can be removed.

A quotation is needed for this work.

2.3 Breach 2 is next to the bus shelter on its western side. This is a well-used entry and is on the play area side of the shelter. It is thought that this entry should be formalised with steps made from sleepers and a hand rail.

A quote is needed for this work.

2.4 Breach 3 is on the opposite side of the bus shelter and is less used. It is thought that this would be used even less if the steps are installed on the opposite side of the shelter.

3. SPRING SEE SAW.

A check should firstly be made on the date of installation and the terms of any guarantee. The wooden structures are dated 2004 and 9 years does not seem a long time for a heavy duty spring to reach the end of its usefulness. Once this is established the work proposed under Option 1 of the Playsafe Quotation Ref 15913, dated 7 May 2013 should be carried out.

A new quotation should be requested taking into account the short life of the components.

4. FLAT SEAT SWING.

The date of installation is given as 2004. A check should be made on the terms of any guarantee for this equipment. I understand that guarantees of up to 20 years are available on timber equipment.

Once this is established a replacement is required. We should not replace like with like. The act of strimming the grass around equipment causes damage to the surface and increases the speed of deterioration. The multiplay unit is constructed with concrete feet onto which the wooden posts are bolted. If the wood is above the ground damage by the strimming is avoided. This form of construction or metal should be looked at on all future replacements.

A quotation is needed taking into account the unreasonably quick deterioration of the equipment.

5. MULTI UNIT.

The steps are much worn and the fixings are loose causing movement. These should be replaced by “button tread HDPE polydek step treads” as described in the Playsafe Quotation Ref. 15913 (revised) dated 20 May 2013. There is a missing bolt cap which should be replaced as a matter of routine.

6. FLEXIBRIDGE.

One of the end cable brackets is partly out of its fixing. Both the logs to which the bridge is attached have large cracks in the upper surface allowing water into the heart of the logs. The end bracket needs fixing and all the brackets greased. However before this is done Playsafe should inspect the equipment and make a recommendation. This should be considered bearing in mind the age of the equipment any terms of guarantee applying.

7. CABLEWAY.

The annual inspection report states that the main cable is slack. The issue appears to be that there is insufficient ground clearance. Playsafe should be asked for their recommendation on the simplest way of resolving this. An alternative to adjusting the cable may be to take out two links of the chain holding the seat.

8. PILES OF TIMBER CHIPPINGS.

Scottish and Southern Electricity trimmed or felled a number of trees beneath the overhead electricity cables. This was done without any communication with KPC beforehand. The timber then appears to have been put through a shredding machine and the residue left on site. A member of the public has expressed concern that this could constitute a health hazard by encouraging unwelcome wildlife. In the first instance SSE should be approached and asked to remove the chippings which were left by their employees after carrying out unauthorised and unannounced work on council land.

9. DITCH AT REAR OF THE GREEN.

A member of the public has expressed concern that the ditch may constitute a hazard. This was inspected by members of the council who concluded that as the ditch was dry and not very deep it did not constitute a hazard.