



## Parish Council Meeting Minutes

held on Tuesday 11<sup>th</sup> February 2025 at 19.30, in the Main Hall, Village Centre.

Present: Cllrs Dave Burlison, Jeanette Davies, Patrick Foote (Chair), Phil Jeffrey, Ed Makgill, Glenda Mew, Dave Peart (Vice-Chair), Gwen Randall.

In attendance: Parish Clerk, Maxine Owen

Members of the Parish: 10

Meeting start: 19:30

**387. Introduction led by the Chair:** General Welcome and thank you for those members of public attending and rearranged the agenda appropriately to allow discussion on those items raised.

**388. Time allowed for public speaking:**

**Mac's Field Application 25/00035/FUL:**

Cllr Foote acknowledged that the application would be difficult for the PC, and that the councillors would look at the application impartially and treat it in the same way as all other application. The applicant spoke of the time and effort put into the application to try and mitigate as many likely objections as possible. He reiterated that the development was for his own family and apart from one dwelling for the builder, to raise the funds to do the development the houses, the development would remain within the family. The rest of Mac's field would be available to benefit the community – a legacy for his late son Mac. The applicant advised the planting plan involved 42 new trees, two ponds, meadow flowers and would screen some of the houses in Bell's Meadow. The applicant stated he was grateful for the support from people who had written to BDBC and also understands the objections which he hoped were mitigated in the plans.

A member of public (MOP) then addressed the room stating that the PC and other MOPs had invested time in creating or had commissioned documents such as the Neighbourhood Plan (NP) and Village Design Statement (VDS), and a formally agreed Settlement Boundary (SB) and Conservation Area (CA). Are these documents now a waste of time? Other applications for greenfield site development have been turned down – is this application any different to those?

Various councillors then asked questions of the applicant.

Cllr Mew acknowledged the applicant's desire to build for the family & legacy, and questioned whether there could be an option to use the access into Bell's Meadow rather than a new access onto Roman Road. This was her main concern with the application.

Cllr Randall advised she was in favour of the application.

Cllr Jeffrey advised that the PC was a consultee on each planning application in the Parish to ensure that the applications were held up for scrutiny against the NP & VDS, but to also ensure that the opinion of the community and any exceptions to these could be communicated as necessary to BDBC so they could understand local thoughts on each application. Cllr Jeffrey advised that he had been approached by 4-5 MOPs leading up to the meeting to advise they were in support of the development.

Cllr Peart advised that Bell's Meadow development was built under different guidelines as a Rural Exception site to meet an affordable housing need in the area. The same rules do not apply to the Mac's Field development.

The applicant's architect advised the room that the Biodiversity Net Gain Assessment means the

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village would be protected from 'Urban Creep' by the planting required to meet the 10% net gain. This planting would then be protected for 30 years. Questions around the sewers were answered, and an explanation of how surface water would be dealt with from the roofs. All are mitigated within the site, and all details can be found in the application documents online.

Cllr Davies stated she was positive about the application in principle, although was also concerned with the road access. Cllr Davies advised she thought it would be a good time to work with the applicant/owner of Mac's Field to sure up agreements of benefit to the community for other parts of Mac's Field not intended for development. The applicant advised that he had been approached by SMB Cricket Club about land for potential replacement of the Pavilion in the future, which he is happy to consider.

Concerns were raised by councillors that once the builder had ownership of their proposed plot the control in what was built might change. Cllr Jeffrey suggested the applicant might consider a covenant on the land being sold to the builder to ensure that the agreed house would be what is actually built, and that is not all changed once the ownership changes.

Cllr Makgill advised he was happy with the development in principle. It would be good for the family, and better that it was developed by a community-minded family for their own use, than a unknown development company/investor. He advised the planting plan looked good and would improve the view from the Test Way.

Cllr Jeffrey expressed concern around the pressure BDBC are under to increase housing numbers, so thought this development would be viewed positively by BDBC. 4 houses nearer to their target.

Cllr Perry advised that BDBC were currently working on their new Local Plan, which should be complete by Winter 2027 – Housing numbers in that could be 37% higher than current numbers.

An MOP expressed a concern that this expressed as a percentage which will mean higher numbers of houses would be required the more houses are built.

Cllr Mew requested that all the councillors comments were taken into consideration and included in our Consultee Response submission whichever way a vote went this evening.

The Councillors then voted:

4 Objection, 3 No Objection & 1 Abstention.

Cllr Mew & Cllr Davies clarified their only reason for Objection at this time was because of the access onto the highway.

**ACTION:** Prepare statement for Consultee Submission – **Clerk/Cllr Foote/Cllr Mew**

**ACTION:** All councillors to pre-approve submission – **ALL**

**ACTION:** Submit OBJECTION & Statement – **Clerk**

#### **Forest School on Recreation Ground:**

The owner of the Forest School gave information to the PC on his background and aims for his new business, and stated he hoped that the PC might reconsider and approve his request to use fire as part of the learning opportunity for the children involved. After questions about why fire is so key to this learning, how often it would be used, a guarantee that nothing would be damaged, a promise of evidence of insurance and a risk assessment provided to the clerk, and that clear signs would be displayed that the activity was by approval of the PC then permission was granted. 4 fires in each of the Autumn & Spring School terms only. Unanimous approval.

**ACTION:** Keep on file insurance and risk assessment provided – **Clerk**

#### **Old Chapel House, Stoke Road:**

The owners of the above property attended to advise the PC that the land surrounding the property was NOT being used as a garden, so the Objection made by the PC previously on the basis of a retrospective application was incorrect. Cllr Foote acknowledged their concerns. No further



discussion.

**389. Receive apologies for absence:** None. Cllr Foote announced to the PC that the Clerk had received a Resignation Letter from Cllr Culley. Cllr Foote thanked Cllr Culley for her many years of service.

**ACTION:** Advise Democratic Services of the resignation and activate next steps - **Clerk**

**390. Declarations of interest:** None

**391. Receive reports from Borough & County Councillors:** Cllr Perry present. Advised that there were changes coming as a result of the Devolution of Hampshire County Council. Advised that Cllr Carr would like to speak to the parish council about what the changes might mean at PC level. The councillors agreed that the APA in May might be a good time.

Cllr Perry also advised that she and Cllr Carr had agreed to award £3,000 in grants to St Mary Bourne Parish's Community Play Space Project. Thanks were made for this by the council.

**392. Minutes of Full Council meeting held 14<sup>th</sup> January 2025**

392.1 All agreed the latest draft minutes were a true record of the meeting on 14<sup>th</sup> January 2025.

**Approved: Proposed: Cllr Peart, seconded: Cllr Jeffrey**

392.2 The Action List was pre-circulated with the Agenda with updates. Clerk requested that councillors review and feedback any amendments. Cllr Burlison advised he had an update but would forward to the Clerk by email.

**ACTION:** Update and circulate Action List - **Clerk**

**393. Finance:**

393.1 Bank Balances on 05/02/2025

Account A: £137,027.17

Account B: £1419.37

Account C: £20,594.23(Investment Account)

TOTAL: £159,040.77

393.2 Hill & Valley Parish Magazine Grant for printing approved unanimously. £1008.00 for 2025-26 editions.

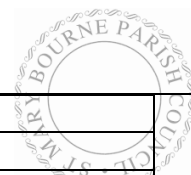
**Proposed: Cllr Foote, seconded: Cllr Makgill**

393.3	Earmarked Reserves	
	£50,064.52 CIL	
	£9,440.00 Lottery Grant	
	£27,187.23 Greenham Trust Grant Play Area	
	£2,340.00 Lengthsman extra hours (6 hours each of 13 parishes @£30/hr)	
	£4296.80 Lengthsman Grant	
	£24,000.00 3 Months running costs at Approx £8000 per month.	
	<b>TOTAL: £117,328.55</b>	
	Changes from last month: Payment to Greenham Trust to add £31069.25 to fundraising total. (Will be back into PC bank account mid-Feb. Lengthsman £810.00 paid.	
	<b>Available Funds: TOTAL: £41,712.22 (Bank Balances – Reserves)</b>	

393.4 Payments & Receipts for Approval made in **January 2025.**

**Proposed: Cllr Foote, seconded Cllr Makgill**

TYPE	DATE	PAYEE	AMOUNT	REMARKS
DD	03/01/2025	SSE Energy Ltd	£21.65	
BACS	07/01/2025	Fred Tarrant	£430.08	Litter Picker Quarterly



DD	10/01/2025	Scottish Water	£30.48	
BACS	17/01/2025	SMB Village Centre	£130.00	Office Hire
BACS	17/01/2025	Premier Grounds	£810.00	Lengthsman for Cluster
BACS	17/01/2025	Scofell Landscapes	£810.00	Grounds Maintenance
BACS	27/01/2025	Greenham Trust	£31,069.25	Transaction for Play Area Project. Funds will return Feb 25.
BACS	31/01/2025	Maxine Owen	£1,229.44	Clerk's Salary January 2025
BACS	31/01/2025	HMRC	£145.36	Tax & NI January 2025
		<b>TOTAL</b>	<b>£34,768.96</b>	

**Receipts** £144.75 Bank Interest Acc A  
£40.25 Bank Interest - High Interest Acc C  
£750.00 Rent from Ninny's for January 2025  
£1000.00 Flower Show Donation via Greenham Trust (to be moved to reserves)

The PC acknowledged and formally thanked The Flower Show for their donation.

### 394 Planning:

394.1 – Summary List Of applications since last meeting shown below. These are the responses from the Parish Council, not the final decision from BDBC. Applications sent through since the publication of the agenda may be added for discussion dependent on the required consultee response time and will be recorded in these minutes.

Response Date	App Reference	Address	Type	Consultee Response
18/02/2025	25/00035/FUL	Mac's Field, SMB	4 Dwellings	Objection
10/02/2025	25/00074/FUL	Field House, Middle Wyke	Machinery & Wood Store	No Objection
17/02/2025	T/00029/25/TCA	Yew Tree Cottage, Gangbridge	Trees	No Objection
19/02/2025	T/00055/25/TCA	2 Pound Cottage, SMB	Trees	No Objection
10/03/2025	APP/H1705/W/25/3359477	Land adjacent to Wyke Down Farm, Picket Piece	Inspectorate Appeal	No response required

394.2 Three applications shared on Facebook since last meeting.  
All applications listed in 394.1

### 395 Highways & Footpaths: (any queries please email: highways@stmarybourne.org)

395.1 Dog Bin at Woodland Burial Ground: Cllr Makgill requested that the PC consider adding a new litter bin at the Woodland Burial Ground entrance. The owner of the burial ground is routinely emptying the bin provided by them of dog poo bags, left by the public using the footpaths in that area. The PC unanimously agreed that a new bin should be purchased and installed in the appropriate place, and it's emptying added to the PC Litter-pickers route.

**ACTION:** Purchase dog-bin and organise installation – **Clerk**

**ACTION:** Add to Litter-pickers route once installed - **Clerk**

### 396 Flood Emergency Group (FEG): (Any queries please email: flood@stmarybourne.org)

396.1 **General:** Southern Water (SW) have confirmed that the funding and manpower will still be in place for 2025.



**Stoke:** Minor defects with 3 man-holes will start once groundwater levels drop.

**SMB:** The planned works at Applegate will recommence in mid-February.

Holdway works will complete 12<sup>th</sup> February with a closure to remove pumps and equipment Thursday 13<sup>th</sup> & Friday 14<sup>th</sup> Feb. An MOP offered to inform Testbourne School so the bus could be rerouted.

SW are aware that groundwater is still getting into the sewer system, but have a list of man-holes and private laterals that need attention once the major works are complete and the water levels have dropped.

Southern Water have agreed to return in Spring to repair verges damaged as a result of their works.

**ACTION:** Facebook update on Closures on 13/14 Feb – **Clerk**

**ACTION:** Advise Testbourne School re buses - **MOP**

### **397 Lake:**

397.1 The Clerk advised that the required treework on the Poplars in the lake surround would be done at the end of March to coincide with the end of toad mating season.

The Clerk advised that quotes had been received from Scofell for nettle spraying this year, and for an extra cut of the lake surround if necessary at the end of the season. The plan is to get Scofell in earlier in the season than last year, but this may mean an extra cut will be required in September. Clerk will present the quotes at appropriate time for approval.

Cllr Davies advised that a Volunteer Day was being planned by the Lake Committee - Likely Sunday 6<sup>th</sup> April 2025.

**ACTION:** Establish exact date for treework with contractor – **Clerk**

**ACTION:** Present Nettle Quote & Extra Cut Quote as necessary - **Clerk**

### **398 Recreation Ground:**

398.1 **Cricket Update:** The Clerk had pre-circulated two proposals to the PC.

Proposal 1 to change the style of fence between the Recreation Ground and the Car Park to prevent low cricket balls rolling out into the car park. A) to protect cars. B) to mitigate the chance of children running straight out from the Rec into the Car Park. The councillors unanimously agreed that this safety measure was a good step. Clarification requested from SMBCC as to extra cost for this type of fencing or expectation of this cost being met by the PC? Proposal 2 is for SMBCC to hang banners on this fencing on behalf of their sponsors. Questions were raised by the PC as to how large these were, how often for how long etc. Unfortunately, no one from SMBCC was in attendance to answer any queries, but it was agreed in principle with the expectation of the banners only being there during match play.

**ACTION:** Feedback to SMBCC and request clarification for next meeting – **Clerk**

398.2 **Community Space/Play Area Project Update:**

The Clerk advised that the project team were at decision point on the supplier for the car park and play equipment, and were in liaison with both over final details. The planning application had been submitted, but because of large gaps in the information required the application is currently withdrawn. The application needs a Flood Risk Assessment (Approx £900), A Biodiversity Net Gain Report (Approx £500), Scale drawings of the proposed equipment, fencing, entrances etc. The Clerk asked for approval for the reports/assessments required to enable a new submission in the next few weeks. Detail of exact costs to follow. Unanimous Approval.

**ACTION:** Acquire required reports and assessments for the application – **Clerk**

398.3 **Larger Bin on footpath at rear of shop:** The Clerk reported that there is still a need for a larger



bin on the footpath at the rear of the Boundary. At a recent review meeting with Scofell, our Grounds Maintenance Contractor, one of the operatives had advised that the bin, even in Winter, is often full and sometimes overflowing. The capacity will not be enough for the summer season. The Clerk wishes to look into the cost of a new bin, or investigate what other options there are.

**ACTION:** Investigate Options and Cost – Clerk & Cllr Burlison

### 399 Other Business

399.1 **MUGA Parking:** Requests for overspill parking in the MUGA on the evening of Friday 28<sup>th</sup> March 2025 & Saturday 1<sup>st</sup> March 2025 were approved.

**ACTION:** Advise requestor, and organise access with Village Centre– Clerk

399.2 **Hampshire County Council (HCC) Budget Meeting:** The Clerk confirmed that HCC councillors Tom Thacker and Nick Adams-King would be hosting a meeting for the community on the evening of Monday 24<sup>th</sup> February 2025 at 8pm in the Main Hall, St Mary Bourne Village Centre. Parishioners from St Mary Bourne Parish, Hurstbourne Priors Parish & Whitchurch are invited to attend. The Clerk advised she would share any information as soon as it becomes available from HCC.

**ACTION:** Share invite on social media and noticeboard– Clerk

399.3 **Hirst Meadow:** Over a period of time the Sustainable Bourne Valley (SBV) and its volunteers have been working to make Hirst Meadow the Community Asset that it now is, and have changed a parcel of land into something the community can be proud of. The specification in the current Grounds Maintenance contract for work in this area needs to be amended to ensure the best care continues. Representatives for SBV have worked to amend the specification, and the Clerk has requested the costing from Scofell for this additional work. The Clerk requests an additional £20 per month to cover the increased costs these changes to the contract bring. Unanimously Approved by the PC.

**ACTION:** Confirm details to SBV and Scofell of amendments approved– Clerk

399.4 **Test Way Repair:** Two written quotes in hand. More expensive than anticipated. Cllr Makgill will make contact with RMH Building Services for a third quote. The Clerk has contacted HCC to investigate what grant can be obtained, but was advised that no funding is available. A discussion as to who has responsibility for the repair was held, and further investigations needed. Information to be brought to March meeting for decision.

**ACTION:** Obtain quote from additional contractor– Cllr Makgill

**ACTION:** Pursue options for funding/ investigate responsibility - Clerk

**Date of next meeting: Tuesday 11<sup>th</sup> March 2025 at 19:30**

**Meeting End: 21:09**