

Boldre Parish Council (BPC) - Meeting held on 9th September 2019

Invitees: Alison Bolton Pamela Keen Oliver Moore Michael White
 Caroline Trotter Jo Humphreys Tina Carroll James Eden
 Lester Mortimer Jacqui England Patrick Kempe Peter Lock

Planning Application 19/00631 – Jan Ruis Nurseries

The applicant and agent for the application outlined their plans to install some 20 storage containers on site as part of their business diversification. In addition, new shower and toilet facilities are planned for the existing nursery. Minimal impact on neighbouring properties is anticipated by the installation of these static containers. The doors of these containers will face North, away for nearby property. Only non-hazardous materials will be stored.

A near neighbour spoke in opposition to this application, and had sent a letter of objection to the New Forest National Park Authority (NPA). This letter had been previously circulated to BPC members.

Planning Application 19/00629 - Monks Cottage

The applicant spoke in favour of the proposed Certificate of Lawful Development, as did near neighbours who were in attendance. The issue was of a legal nature rather than a planning matter, which BPC agreed was for the NPA to decide.

Pilley Community Shop & Post Office

A member of the shop committee spoke to the meeting responding to an email the BPC Chairman had sent to the committee earlier in the day. This had offered some financial support for a trial period to extend the Post Office facility for Saturday mornings. A possible meeting with the shop committee may take place.

Meeting minutes

			Actions	
1	Apologies for Absence	None		
2	Declarations of Interest	None declared.		
3	Minutes of the last meeting	The minutes of the meeting held on 12 th August 2019 were approved by Council and signed by Cllr Moore.		
4	Matters Arising			
	13 Aug 2018	S.Baddeley school	A Traffic Plan still required from the School. A letter was sent to the Head Teacher on 5 th July 2019. No reply as at 9 th September 2019. Cllr Keen has discussed the need with a school governor. Cllr White is due to investigate.	Cllr White
	10 Sept 2018	Planning Appeal	2 Tanners Lane, East End - Enforcement upheld	Monitor
	14 Jan 2019	Norley Wood	Triangle –Lengthsman due to repair and re-seed in the autumn.	Clerk
	11 Mar 2019	Verge Cutting	NFDC have been asked to make only 2 cuts for 2020 onward in the urban stretch between the shop and The Red Lion.	Monitor
	11 Mar 2019	Repairs by Groundsman	The BWMH Notice Board still needs attention by Groundsman.	Clerk

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	8 Apr 2019	Bridleway B6	Clerk has walked the Southern end of the path which is in reasonable condition. Ria Loveridge due to contact Clerk about the grant application.	Monitor
	10 June 2019	Policies	Cllr Carroll's policies review is underway.	
	8 July 2019	Pilley Street property	Enforcement letter received from the NPA: Case Number: QU/19/0200 – Suggests no breach, but website information suggests otherwise. NPA are re-checking.	Monitor
	8 July 2019	Passford Farm	Enforcement Notices served by the NPA. Findings awaited.	Monitor
	8 July 2019	112 Bus on Saturdays	Leaflet drop to all parish properties to be undertaken. Councillors and Clerk agreed to assist Cllr Trotter.	Cllr Trotter
	8 July 2019	Cradle Swing	A second new seat has been received. Groundsman to be reminded to install.	Clerk
	8 July 2019	Dragons Teeth	Email received from Jane Albery (Forestry England) The expected timing for the work being within the first 2 weeks of October in Pilley, Norley Wood and East End.	Monitor
	8 July 2019	Parish Guide	Cllrs Keen & Humphreys will continue to develop with help from the Clerk.	
	8 July 2019	Tree Surveys	NPA are sending tree requests direct to our Tree Surveyor, copy the Clerk & Cllr Bolton. Clerk to check that our Tree Surveyor is sending report copies to Clerk and Cllr Bolton.	Clerk
	8 July 2019	Strimmer	Purchase due later this week	Clerk
	8 July 2019	Footpath F18	Work may be required. Check to be made	Cllr Keen
	12 Aug 2019	HGV signs (S.Baddesley & Portmore)	Clerk raised an issue on H.Highways (21441429). Site states "Further investigation required"	Monitor
	12 Aug 2019	Post Office facilities	Cllr Moore contacted Mr Bernard Atkinson earlier today by email. See above comments.	Monitor
	12 Aug 2019	Allotments	Cllr Moore has replied to an enquiry about an allotment for flower growing for St Johns including questions of size and whether charges are made by the church.	Monitor
	12 Aug 2019	BBQ site	Cllr Kempe to investigate	Cllr Kempe
5	Planning			.
5.1		BPC Planning	The full agreed Planning recommendations to the <u>New Forest NPA</u> are attached at the bottom of these minutes, to be sent to their Development Control section.	Clerk

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			<p><i>In summary, the following were supported unanimously:</i></p> <p>19/00598 Cobblers Corner (Annex), Coxhill, Boldre No comment sent to the NPA in the absence of any paperwork.</p> <p>19/00599 Cobblers Corner (Outbuilding) Comment 5 Proposed by Cllr Eden, seconded by Cllr Mortimer</p> <p>19/00654 Cobblers Corner (Annex roof alterations) Comment 4 Proposed by Cllr Moore, seconded by Cllr Eden.</p> <p>19/00626 Ramsley, Southampton Road Comment 5 Proposed by Cllr Trotter, seconded by Cllr Mortimer</p> <p>19/00636 Merry Mount, School Lane, Pilley Comment 5 Proposed by Cllr Trotter, seconded by Cllr Eden</p> <p>19/00639 Norley Farm, Thatchers Lane, Norley Wood Comment 5 Proposed by Cllr Trotter, seconded by Cllr Kempe</p> <p>19/00642 Moonrakers, Norley Wood Road, Norley Wood Comment 5 Proposed by Cllr Eden, seconded by Cllr Trotter 19/00634 - Santa Fe, Holly Lane, Pilley No comment sent to the NPA in the absence of any paperwork.</p> <p><i>The following applications were supported by nine Councillors with one abstention in each case:</i></p> <p>19/00629 Monks Cottage, Pilley Bailey Comment 5 Proposed by Cllr Mortimer, seconded by Cllr Carroll</p> <p>19/00631 Jan Ruis Nurseries, Shirley Holms Road, Boldre Comment 4 Proposed by Cllr Eden, seconded by Cllr Trotter</p> <p>Finally 19/00434 BPC recommended REFUSAL for the large outbuilding at Ramsley, Southampton Road. NPA are due to recommend that the application is granted subject to conditions. However, BPC decided not to attend the NPA Planning Committee on 17 September 2019.</p>	
6	County Council			
6.1		Councillor's Report	<p>Enforcement for parking offences will become the responsibility of HantsCC rather than NFDC. Contractors will be employed.</p> <p>Cllr White will follow-up H.Highways re: traffic & speed reduction measures.</p>	

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			<p>A grant may be available for a Speed Indication Device.</p> <p>A Parish highways inspection tour to be organised with Andy Harding, Cllrs White and Mortimer, with the Clerk.</p> <p>Lengthsman funding will be reduced next year (2020/21)</p> <p>Broadband provision in Norley Wood and Bull Hill is progressing.</p> <p>The Give Way sign at the Red Lion junction (Boldre Lane) is due to be repositioned.</p> <p>The new road markings at Bull Hill X-roads have been completed.</p> <p>Finally, Cllr White assured BPC that a new Assistant Engineer had been appointed by Hampshire Highways, whose responsibilities included Boldre Parish.</p>	Cllr White
7	Parish Maintenance			
7.1		Highways	<p>Hampshire County Council has not responded to the requested meeting to explore Parish traffic and speeds.</p> <p>BPC will seek quotes for a full survey covering these issues as H.Highways appear to be unable or unwilling to lead or assist this process. Several organisations will be invited to work with BPC including the Hampshire constabulary.</p> <p>BPC authorised the cutting back of growth along Shallows Lane by the Community Payback group. Re-ditching is then anticipated by the Lengthsman in November/December 2019.</p>	<p>Clerk</p> <p>Clerk & Cllr Mortimer</p>
7.2		Amenities	<p>Two junior football matches have recently been played on the Recreation Ground. Lymington Sprites are expected to ask for more pitch time, as they have some 160 young players, including a girls' team, waiting for fixtures to be confirmed.</p>	
8	Recreation Development			
	8.1	Wild Play	<p>Cllrs Humphreys and Kempe met Claire Pearce (NPA Wild Play Project Officer) on 9th September. Potential area noted inside the Burnt House Lane gate to the south. No funding available at this time from the NPA, but Claire will give more advice. Safety assessments can be combined with existing Play Area inspections.</p>	Cllrs Humphreys & Kempe
9	Finance			
	9.1	Payments	<p>Payments of £1817.06 for September 2019 were approved.</p>	
	9.2	Bank Reconciliation	<p>The reconciliation for August 2019 was confirmed.</p>	
	9.3	New Forest Disability	<p>A request for a donation was refused by BPC. Councillors reiterating that grants, from limited BPC funds, would only be considered for local parish organisations.</p>	

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10 Clerk's Notes & Information		
10.1	NFDC Chairman's Dinner Dance (sent to BPC)	Councillors were reminded of the invitation to the NFDC Chairman's Dinner Dance. Clerk will decline on behalf of BPC Councillors.
10.2	NALC survey (sent to BPC)	Councillors have been asked to complete a survey answering three questions on building stronger communities – by 27 th September 2019.
10.3	NFDC Javed Ditta New Housing Proj.Manager (sent to BPC)	NFDC have ambitious plans to deliver 600 new council homes over the next 8 years. BPC decided to invite Javed to the next Parish meeting. Possibilities exist to offer some land for such homes.
10.4	Portmore incident (sent to BPC) (sent initially to Jo Humphreys)	A resident in Portmore reported a very near miss by a blue car in Hundred Lane. Unfortunately, the registration number was not taken. Clerk spoke to the lady, asking her to contact Hampshire Highways (HantsCC) about the incident. She was happy to do this.
10.5	Sandy Down	Gate onto highway (Jo Humphreys) from Bridleway B34 onto Sandy Down. This gate and posts is not in place and needs replacing. Clerk to contact HantsCC
10.6	New Forest Disability (sent to BPC)	The Annual Public Meeting of this group is on 1 st October 2109 at the New Milton Community Association.
10.7	Safer New Forest (sent to BPC)	This organisation has sent an interactive survey for completion. This can either be completed online using the attached survey and sent to Safer.NewForest@NFDC.GOV.UK or printed and hand written and sent to Appletree Court, Beaulieu Road, Lyndhurst, SO43 7PA, or scanned to the email address. All are invited to complete this survey.
10.8	Clerk away	Clerk away on Kephallonia (Greece) 17 th to 24 th September inclusive and not in touch.
11	IT Summary	No update this month.

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12	External Meetings 12.1 NPA Planning 12.2 Consultative Panel	Cllrs Bolton and Humphreys attended a very informative meeting at Brockenhurst. BPC again requested that a set of paper plans be supplied by applicants, and plans and Briefing Notes are still requested for those applying for Certificates of Lawful Development. Clerk to contact the NPA. The main item of interest concerned Norley Inclosure.	Clerk
13	Other Business		
	13.1 Portmore Enforcement	A breach of planning conditions is suspected at a cottage in Hundred Lane, Portmore. Enforcement team to be contacted.	Clerk
	13.2 NFDC GIS	A renewal for the GIS system is now due but no Council members are now using the application. Clerk to explain this to the NFDC and ask if BPC can re-join if necessary.	Clerk
14	Next Meeting	The next BPC meeting is on Monday 14 th October 2019, in Boldre War Memorial Hall at 6.30pm	

The meeting closed at 21:10 hrs

Log of Parish Recommendations to the **New Forest NPA** in September 2019

19/00598	Cobblers Corner, Annex Coxhill, Boldre, Lymington SO41 8PS	Application for a Certificate of Lawful Development for proposed rear extension to annexe.	In the absence of any documents or Parish Guidance Notes BPC is unable to comment.
19/00599	Cobblers Corner, Coxhill, Boldre, Lymington SO41 8PS	Outbuilding; extension and resurfacing of driveway	<u>Comment 5</u> Suggest constant monitoring for habitation.
19/00654	Cobblers Corner, Annexe Coxhill, Boldre, Lymington SO41 8PS	Roof alterations to facilitate first floor extension; 1no. new side dormer window; 2no new roof lights	<u>Comment 4</u> In accordance with the Parish Briefing Notes, BPC does not think this former billiard room should be extended and considers the addition to the roof, in particular, to be clumsy.
19/00626	Ramsley, Southampton Road Boldre, Lymington SO41 8PT	One and two storey extension; alterations to fenestration; demolition of existing conservatory	<u>Comment 5</u>
19/00629	Monks Cottage, Pilley Bailey Pilley, Lymington,	Application for a Certificate of Lawful Development for continued use of outbuilding as ancillary	<u>Comment 5</u> BPC suggest a condition is attached to ensure the

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	SO41 5QT	accommodation to main dwelling	outbuilding is only used for ancillary purposes. It is not understood why the status of this workshop was not considered when permission was given for the adjacent 'studio'.
19/00631	Jan Ruis Nurseries, Shirley Holms Road, Boldre, Lymington SO41 8NG	Change of use of land for the stationing of 20 containers; toilet block	<u>Comment 4</u> BPC considers this proposed use of horticultural land to be totally inappropriate particularly with the proximity to the neighbouring property and with access so near to a busy road junction. It is felt that the information given as to the neighbour's boundary in relation to proposed placement of the storage units is very misleading.
19/00636	Merry Mount, School Lane, Pilley, Lymington SO41 5QE	Single storey side extension	<u>Comment 5</u>
19/00639	Norley Farm, Thatchers Lane, Norley Wood, Lymington SO41 5RT	New building and hardstanding; Installation of 14No. water harvesting tanks; repositioning of gates	<u>Comment 3</u> These eco improvements are to be welcomed and it is hoped the design and colour of the water storage facility will be appropriate to the farm setting with its listed farmhouse.
19/00642	Moonrakers Norley Wood Road Norley Wood, Lymington SO41 5RS	Two storey rear extension; alterations to fenestration; detached garage/workshop; Installation of air source heat pump; demolition of existing conservatory	<u>Comment 5</u>
19/00634	Santa Fe Holley Lane PILLEY Lymington SO41 5QY	Application for a Certificate of Lawful Development for a proposed single storey rear extension	In the absence of documents or Parish Guidance Notes, BPC is only concerned that an extension will be in very close proximity to the adjacent property.

Comments

1. We recommend PERMISSION, for the reasons listed below, but would accept the decision reached by the National Park Authority's Officers under their delegated powers.

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2. We recommend REFUSAL, for the reasons listed below, but would accept the decision reached by the National Park Authority's Officers under their delegated powers.
3. We recommend PERMISSION, for the reasons listed.
4. We recommend REFUSAL, for the reasons listed.
5. We are happy to accept the decision reached by the National Park Authority's Officers under their delegated powers.