

## **NETLEY MARSH PARISH COUNCIL**

Minutes of the Parish Council meeting held at Netley Marsh Community Hall, on 20 September 2023

**Present:** Cllr Welbourn, (Chairman), Cllr Haysom, Cllr Johnstone, Cllr Merrill and Cllr Shaw.

**In attendance:** Cllr Penman, Cllr Reilly, 3 members of the public, the Parish Clerk and the RFO/Clerks Assistant:

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### 84. **Welcome**

Cllr Welbourn welcomed Councillors and Members of the Public to the meeting

85. Apologies for absence had been received from Cllr Cook,

86. **Declaration of Interests** – Cllr Merrill declared an interest in planning application 01015

### 87. **Public Participation**

### 88. **Approval of minutes of 19 July 2023**

The minutes having been circulated were agreed and were signed by the Chairman.

### 89. **Planning**

Planning and appeal decisions from NFNPA and NFDC were noted.

89.i The following decisions made by the planning sub-committee were ratified to be passed to NFNPA/NFDC

| Appl no | Address                                                                        | Proposals                                                                                                                                                                                       | Parish Council Recommendation                                                                                                                                                              |
|---------|--------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 00942   | Meadow Way, Alpine Road, Ashurst, Southampton, SO40 7AN                        | Rear extension; demolition of existing conservatory and bay window                                                                                                                              | 3. Permission. The site is secluded and there are no issues with neighbouring properties.                                                                                                  |
| 01027   | Spot In The Woods, 174 Woodlands Road, Woodlands, Southampton, SO40 7GL        | Change of use to a residential dwelling and associated curtilage                                                                                                                                | 3. Permission, however concerns were expressed about the loss of an employment site. It was felt the heritage asset was important to the Parish.                                           |
| 00969   | The Fuchsia Nursery, Romsey Road, Ower, Romsey, SO51 6AH                       | <b>Application for a Certificate of Lawful Development</b> for continued use of 1no. building as a dwellinghouse, 3no. buildings as ancillary to that dwellinghouse and use of land as domestic | Councillors have no knowledge of the use of the site in recent years and are unable to comment, either in support or against the application..                                             |
| 10928   | New Site, The Flat, Brookeswood Farm, Loperwood Lane, Calmore, Totton SO40 2RR | New electricity connection                                                                                                                                                                      | 3. Permission. The property obviously needs an electricity supply.                                                                                                                         |
| 01015   | 199 Woodlands Road, Woodlands SO40 7GL                                         | Single-storey rear extension; alterations to doors and windows; front door; porch; cladding; removal of 1no. chimney                                                                            | 3. Permission, there are no issues regarding neighbouring properties.                                                                                                                      |
| 10219   | Ss1 Land North Of Cooks Lane Totton SO40 2BQ                                   | RE-CONSULTATION<br>Development of up to 196 Dwellings, including accesses                                                                                                                       | 4. Refusal: There were concerns about the access on to Pauletts Lane and other Highways issues. Also concern regarding flooding, drainage and sewage issues. It was noted that despite the |

|  |  |                                                                                                                                                                                  |                                                                                                                                                                                                                                                                                         |
|--|--|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|  |  | from Cooks Lane and Paultetts Lane, provision of Public Open Space & Alternative Natural Recreational Greenspace and Drainage (Outline Application with details only of Access). | Parish and local area being aware for several years, of the major housing developments adjacent A36/M27 Southern Water were basically saying the existing system could not cope with the effluent from these development but appeared not to have any plans in place to deal with this. |
|--|--|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

### Clerk to send comments to NFNPA/NFDC

89.ii Due to time constraints, the following decisions were taken under delegated authority, following email consultations and the comments had been submitted.

|       |                                                                                      |                                                                                                                                |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
|-------|--------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 00862 | Top Corner Camping, Terrys Patch, Ringwood Road, Netley Marsh, Southampton, SO40 7LA | Use of land as a seasonal campsite                                                                                             | 4. Refuse<br>This land is an agricultural field within the conservation area. Camping is recreational use that will be detrimental to the landscape character of this area.<br>Camping will bring vehicles onto the site. The introduction of chemical toilets, waste bins, small solar lights, even on a temporary basis is detrimental.<br>Traffic access from the A336 at this location is unsuitable for increased volumes of vehicular access to the site.<br>We remain concerned about the gradual change in use of this agricultural field to recreational / commercial use. |
| 00780 | Bartley Grange House, Eadens Lane, Bartley, Southampton, SO40 2LB                    | Replacement barn; demolition of existing barn; solar panels                                                                    | 1. Permission, support officer decision.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| 10668 | The Hollies, Hill Street, Calmore, Netley Marsh SO40 2RX                             | Demolition of conservatory and single storey flat roof addition. New single storey extensions to the side and rear elevations. | 1. Permission, support officer decision.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |

### 90. County, National Park & District Matters

90.i **NFDC** Cllr Reilly advised the meeting that help relating to cost of living support, particularly energy costs were available via HCC and tax free childcare accounts are available. NFDC, the Police and others had a campaign to stop vehicles with waste matter which had been successful. There is support for solar panel installation/battery storage now available. Garden Wheelie bins for the new scheme from April 2024 will be available free of charge in October.

90.ii **HCC** Cllr Penman reported on HCC matters. There is a considerable shortfall in government funding which has led to HCC having to use reserves for the first time. Adult and Child services have been affected. HCC is working with banks to set up bank rooms in libraries, including a facility at Totton Library subsequent to Barclays Bank closing. There is to be a meeting in Westminster shortly. Totton Police Station is to be reopened. Cllr Penman will follow up contacts relating to the Ringwood Road crossing.

91. **Matters Arising**

91.i **Ringwood Road** update including pedestrian crossing. A letter of support from the Head Teacher at Netley Marsh School had been received. Others are awaited. Member of the public reported he understood the school had a visit from the Safety Officer who had agreed the situation was quite bad. It was agreed to send an invitation to Cllr Nick Adams-King (HCC Highways) to attend the October meeting of the Parish Council for further discussions and to clarify HCC thinking on the issue. Other interested parties will also be invited. The weight limit is also still very much an issue.

**Clerk to issue invitations as appropriate to the October meeting.**

91.i **Bartley Village Hall**, clarification of role of NMPC representative, awaiting information from Cllr Babey.

91.i **Speedwatch** Training is awaited, Cllr Johnstone will advise other Councillors when a date is agreed. The member of the public approached is unable to join the scheme.

92. **Members Report**

92.i **Community Hall:** Cllr Johnstone reported. The lease update suggests the Land Registry offer a conclusion date of February 2025. It was considered this is unacceptable and a complaint is to be lodged. Solar and WIFI options two quotes are expected by the end of the week. Consideration of grant assistance for the scheme from NMPC will be on the next agenda. HCC, NFDC and government grant schemes will also be sought. The solar system requires wifi access so the two issues are part of one scheme. Charges for using the hall. Due to changes in personnel extra meetings over recent years have not been charged, this will be sorted out and retrospective invoices will be submitted for payment. It was noted that the Hall Committee granted NMPC 11 meetings free of charge per year. The APM and any other additional meetings need to be paid for, rates to be confirmed. The wasp nest has been dealt with, agreed to pay the invoice when made out to NMPC. The Hall Committee would appreciate being kept informed on proposals for the A326. Cllr Merrill reported the Conditions of Hire for the hall need updated, Cllr Johnstone will take this to the Hall Committee. Noted.

**Cllr Johnstone** will circulate quote figures when they are known to assist with budgeting.

**Clerk** to follow up retrospective invoices.

**Clerk** to lodge complaint about Land Registry time scale

92.ii **Play area, zip wire** is now in full working condition. There are no other known equipment issues. A quote from VitaPlay for repair of the shrinking wet pour was considered very expensive especially in view of the likely life of the surfaces. An alternative solution has been suggested by Nick Adams, Playground Inspection Instructor and the Groundsman is preparing a quote to implement the work. The work to replace the area under one end of the seesaw is ongoing and will be an item on the next agenda.

92.iii **Recreation ground**, vegetation is encroaching on the path, consideration of what regular maintenance is required is needed. The Chairman will speak to Robbie Duel regarding this. Fencing, is in order, but the low car park fence is being damaged by cars and is a matter of concern. Moles are once again a problem, agreed the Clerk to contact the contractor. The Clerk will also source plaques for the new benches which the Groundsman will install during the winter. Signage for the play area has been damaged by weather and one lost. Agreed the Clerk will get replacements. It was also agreed a 'no parking in front of this gate' sign is required for the field gate.

A quote of £590 plus VAT had been received for cutting of the hedge adjacent to the properties in Woodlands Road to the north of the hall car park. Agreed to accept this. Residents will be advised of the intention to cut the hedge.

**Clerk to contact Robbie Duel**

**Clerk to contact the mole contractor**

**Clerk to sort signage and plaques**

**Clerk to contact residents and accept quote for hedge work**

92.iv **Noticeboards** agreed the board at Calmore Cricket Club is surplus to requirements and Cllr Welbourn will offer it to the Club free of charge. No other noticeboard works required.

92.v **Outlook** including finding a new editor. The Winter issue is in preparation. No volunteer for a new editor has been received. The Clerk was asked to get a quote for editorial work from TLC.

#### **Clerk to contact TLC**

92.vi Update on **Conservation Review** NFNPA feel the work is going well so far. Cllr Haysom and Cllr Johnstone reported. Information from the email outlining works to be carried out by NMPC and NFNPA is attached to the end of these minutes.

93. Update on **groundsman work/duties**, all working well and the Groundsman has passed the Playground Inspection Training and we have his certificate.

94. **Footpaths and Bridleways** nothing to report.

95. **Lengthsman** The Clerk will contact the Lengthsman to clarify if the car park weed work and the inspection of the Priestlands area is complete and request an invoice for outstanding work.

96. **Southern Water Sewage Spillage** a serious spillage occurred on 17 August which only became apparent when SW workers were onsite, they had not reported the problem, this was done by Cllr Tipp to whom thanks were due. Following considerable discussion it was agreed that multi-parish coordinated action was required. It was agreed the Clerk would contact All Parish Councils in the NE Quadrant, and the NFNPA rep for, the North East Quadrant, NFALC, Jeanne Mclean (NFDC) and the Consultative Panel, asking for concerted action to investigate what can be done, to approach Southern Water to try to persuade them that reporting is vital and to ask what their plans are for the future. There are obviously major infrastructure works required and these should be planned and made public. See also para 87.i application 10219.

#### **Clerk to contact NE Quadrant rep and Councils**

#### **Clerk to contact NFALC**

#### **Clerk to contact Jeanne Mclean**

#### **Clerk to contact Consultative Council**

97. **Clerks Report**, noted.

98. **Correspondence** a list of correspondence had been circulated. Matters requiring attention were

|                      |                      |                                                                                                                                                                                                                                                                                                                                                                                                         |
|----------------------|----------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Woodlands Pre-School | Wasp Nest invoice    | agreed NMPC will pay when invoice issued to NMPC<br><b>Clerk to contact Pre-School and contractor.</b>                                                                                                                                                                                                                                                                                                  |
| Solar Farm           | Planning application | It had been pointed out to the applicants that legally, NMPC could not form an opinion prior to the application being accepted by NFDC so it was not appropriate to have a meeting. Cllrs are however, visiting a Solar Farm in the Lymington Area in order to gain more knowledge and help them ask appropriate questions when the matter arises.<br><b>Clerk to contact the Solar Farm applicant.</b> |

99. **NFDC Code of Conduct** this had been updated, it was agreed NMPC Councillors would continue to follow the NFDC Code of Conduct.

100. **Financial matters the following online payments were agreed**

## **Expenditure**

| Detail                                        | Details               | Net    | VAT    | Gross    |
|-----------------------------------------------|-----------------------|--------|--------|----------|
| HALC Cllr training inv 6056 cleared           | Online Aug            | 30.00  | 6.00   | 36.00    |
| TLC Inv 2321-I 2nd quarter 3rd payment        | Online Sept           | 15.00  |        | 15.00    |
| Gardeners South Inv No 3284 July and 3313 Aug | Online Sept           | 548.92 | 109.78 | 658.70   |
| VitaPlay Inv 4067                             | Online Sept           | 499.00 | 99.80  | 598.80   |
| Marcus Burt Groundsman + 8 hrs fence/exps     | Online Sept           | 323.00 |        | 323.00   |
| H Lawrence                                    | Online Sept           | 207.99 | 2.82   | 210.81   |
| R Cooper                                      | Online Sept           | 267.53 | 18.33  | 285.86   |
| BDO External Auditor                          | Online Sept           | 210.00 | 42.00  | 252.00   |
| HMRC paye 164.8+124.40                        | Online Sept           | 289.20 |        | 289.20   |
| HALC Cllr training inv 6090                   | Online Sept           | 98.00  | 19.60  | 117.60   |
| NB: Wicksteed credit note received            |                       |        |        | -        |
| cancelling June 2022 invoice noted            |                       |        |        | -        |
|                                               | Total uncleared above |        |        | 2,750.97 |

100.i **Remembrance Day** It was agreed to order the usual wreath and make a donation of £50.00 to RBL for same. To be delivered to Cllr Welbourn after 17 October.

100.ii **Conclusion of Audit**, the paperwork had been received, and relevant papers had been posted on noticeboards and the website.

#### 101. **Parish Matters**

101.i Cllr Haysom had been advised by a resident that she had been putting out a bin for dog mess which NFDC had in the past emptied. There had been some problems and she no longer wished to do this. The Council has looked into this in the past and the costs and administration are considerable. Cllr Penman offered to speak to StreetScene to clarify the costs of them emptying a bin.

101.ii The question of speed signs was also raised, these are on a rota organised by NFDC, noted.

In view of the special/Confidential nature of the business to be transacted, it was advisable in the public interest that the press and public be temporarily excluded and they were instructed to withdraw'

102. **Confidential** The question of staff salary scales were discussed.

There being no further business the Chairman closed the meeting at 9.30 pm.

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Clerk to the Council to: All Members of the Council

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**Next meeting** Wednesday 18 October 2023 at 7.45 pm Woodlands Community Hall

Signed: date: 18 October 2023

Extract from email regarding the Conservation Area Review.

The actions we agreed during the meeting to progress the work were as follows:

**For the survey of the existing Conservation Area:**

Netley Marsh Parish Council to:

- Mark up on the survey maps any buildings/assets that they consider worthy of inclusion on the Local List
- Assess the condition of the nationally listed buildings within the Conservation Area, marked orangey/brown on the survey maps – any in a very poor condition (missing areas of roof, structural instability etc.) can be added to the Building At Risk Register
- Review the Key Characteristics of the Conservation Area list (pg. 7-8) and assess if the characteristics still apply, whether any are no longer relevant, or whether any characteristics have been missed
- Review the Other issues affecting the conservation area (pg.32) and assess if the issues still apply, whether any are no longer relevant, or whether any new issues/threats have arisen
- 

New Forest NPA to:

- Review photo survey provided and consider whether any buildings need removing from the Local List
- Undertake historic map regression work to help establish age and importance of buildings/assets nominated by the parish to the Local List
- Update Building At Risk Register as appropriate
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**For the survey of the proposed additional areas:**

Netley Marsh Parish Council:

- Finish survey work following the same approach used to survey the existing Conservation Area (provide photos of views, important trees and buildings/assets that they consider worthy of inclusion on the Local List and a fully marked up map)
- Define the proposed area boundary for inclusion
- Assess whether the proposed areas meet the definition of 'an area of special architectural or historic interest, the character and appearance of which it is desirable to preserve and enhance' as defined in the 1990 Planning Act
- Assess whether the proposed areas have a character consistent with the Key Characteristics of the Conservation Area list (pg. 7-8)
- Assess the proposed areas against any adjacent character areas: are they consistent with that character area or do they have a distinct character
- Write a short paragraph/bullet point list justification of why the proposed areas are worthy of inclusion in a Conservation area and consistent with the key characteristics of the designated Conservation Area
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New Forest NPA:

- Seek to find documents or information on the original survey work which might indicate why the proposed additional areas were not included during the original designation process
- Undertake historic map regression work to establish any historic field patterns/land formations that would indicate a consistent historic character with areas included in the Conservation Area
- Undertake historic map regression work to help establish age and importance of buildings/assets nominated by the parish to the Local List
- Liaise with the NPA Tree Team to assess contact the Parish Council to go and assess the Woodland Area trees and consider them for TPOs