

BOARHUNT PARISH COUNCIL

Minutes of the Meeting of the Parish Council held on
Monday 2nd July, 2007 at 7.30 p.m. in the Parish Hall.

1. **Apologies.** None

Present.	Mr.D.Green	Vice Chairman
	Mr.N.Eastman	Councillor
	Mrs J.Pratt	Councillor
	Mr.E.Schofield	Councillor
	Mr.D.Andrews	Councillor
	Mrs.S.Leatham	Councillor
	Mrs.E.Green	Clerk
	Rev.R.Green	
	15 Parishioners	

D/G suggested that item (j) be dealt with in the Open Forum immediately. This was to discuss the Petition received from HAPTC, which it had received from petitioners. The implications of the petition were that the P/C had acted illegally and deceitfully in that it had agreed to transfer the ownership of the plot on which the Memorial Hall stands to Southwick Estate without a mandate from the parish. The reappearance of the original deed and the conditions therein had stimulated these arguments. D/G read out the petition and covering letter. He then made a statement of the facts relating to this “deal” with Southwick Estate. Statement as follows, in full:

“A petition was sent to HAPTC which has been returned to the Parish Council.

The letter covering the petition differs from the wording of the header on the petition sheets. This covering letter is defamatory in its content in that it calls into question the legality of actions carried out by the Parish Council.

In October 2002 a village meeting voted for a new village hall on the recreation ground. There were 148 parishioners at the meeting. 69% (102) voted in favour and 31% (46) against.

Since then, every action taken by the Parish Council and the Boarhunt Village Hall Committee, all open and above board, has been in pursuit of that goal.

Negotiations with Southwick Estate were protracted but finally an agreement was reached that the Parish Council would return the land owned by the Parish Council in return for an area of extra land adjacent to the recreation ground, on a very long lease, 75 years, which will be renewable by law. The extra area available is four times as big as the existing site, which is valued at around £1500.

In June 2005 this proposal was discussed at a Parish Council meeting and it was decided to accept those terms, by a unanimous vote. It was felt that it was as good a deal as could have been obtained.

Indeed, one of the people who signed the petition was present at that meeting.

Legal advice has been taken regarding the legality of this action, which says that providing the council has acted rationally and reasonably to fulfil parish wishes, then it has acted within the law.

If parishioners so desire, we will arrange a meeting for them to hear from Mr. Langford, of Southwick Estate, the way in which these negotiations took place and the Estate view of the proceedings”.

The main argument from the floor was that at the village meeting in 2002 debate had been stifled, the recreation ground being presented as the only option. The site occupied by the Memorial Hall was not presented as an option. The status of the freehold of the site and its value was discussed. The belief is that the land is ‘brown field’ and of high value. It was stated by attending parishioners that they had spoken to Southwick Estate on 2.07.07 and S/E would be prepared to lease extra land adjacent to the Memorial Hall. E/G questioned the validity this statement. (E/G called S/Estate 3.07.07. to clarify this claim. S/E would **not** lease extra land adjacent to the hall.)

E/G asked where the original Indenture had been during the fruitless long search in 1999/2000, after which it became necessary to register title to that land with the Land Registry. During ensuing years the

P/C has only had sight of copies of parts of the original Indenture, and never the full document. Would it now be returned to P/C for safe keeping.

Mr. Ted Shaw commented that at the time of the Village Meeting in 2002 he too felt there was little room for debate, but defended the decision taken to present the Recreation Ground as the only practical option when he looked into the reasons. The Feasibility Study, by Alexander Design, had looked most thoroughly at all possible sites in the village and had suggested that the Recreation Ground site presented the best option, in that as part of an integrated play, sport and recreation area, the project had the best chance of succeeding with funding applications, and for the same reasons, that it was best for the village. Planning permission on the existing site would be less obtainable due to close proximity to housing and there would not be sufficient room for parking under today's legislation.

Ted Shaw stated that he supports all actions taken by the P/C and the Boarhunt Memorial Hall Committee to further village wishes for the new hall at the recreation ground.

There was discussion about the validity of newcomers to the village sitting on the P/C. Is the P/C actually working for the village? Councillors are "in it for what they can get out of it". This last statement was later retracted.

It was agreed that a village meeting be convened where Mr. Langford of Southwick Estate would present the Estates' view of negotiations.

2. Minutes of the Last Meeting.

Minutes of the last meeting approved, proposed by E/S and seconded by D/A.

3. Matters Arising.

a. Report from Boarhunt Village Memorial Hall Committee.

E/G unable to attend last meeting of BMH Committee due to holiday. However, there is a possibly another volunteer to join the committee.

b. Village Gate, B2177, Speed Controls.

A letter received from HCC confirming Boarhunts' inclusion in the Village 30 Project. The installation will take place within this financial year. This is good news.

c. Youth Club, update.

CRB checks are completed on Mr. Paul Thompson, Mrs. Jan Griffiths and Mr. Mike Neal.

d. Boarhunt May Weekend, final outcomes.

N/E reported that there are still some Auction of Promises cheques outstanding so a final figure cannot yet be announced. Deferred to next month.

e. Boarhunt Summer Fete, 14th July, at Three Oaks Residential Home.

Another meeting has been held to keep up the momentum of organisation, and a last meeting scheduled for 9th July to be held at 'Five Bells', Trampers Lane, at 7.30 p.m. Advertising has been a bit late getting placed but this should all be taken care of a.s.a.p. The media advertising has been taken care of by Pam Symonds.

E/G reported that the premium for the extra insurance cover for the Fete will be £68.25.

f. Village Design Statement, updating.

There are currently 7 volunteers willing to take this task on. They will be getting together for the first time on 10th July.

g. Report on Grant Application, Forest of Bere.

S/L reported that the application has not yet been submitted. Quotes for the work involved are now to hand and the Application should soon be ready to go.

h. Formal Acceptance of new Code of Conduct.

E/S proposed that the code should be accepted. Seconded by J/P. Carried.

i. Quotes for Toilet Compartment, for Recreation Field.

E/S declared an interest and left the meeting.

Only one quote has been received despite attempts to get more. Job too small. The one received is for £2140.00 for a red brick building on a concrete base, Felt roof, UPVC window, sanitary ware, tiling and connection to existing foul water pipe. D/A proposed acceptance, seconded by S/L. It was decided to

accept this quote, from Schofields Groundworks Ltd. This money will come from the open Space Fund. E/G to apply to WCC.

j. Discuss Received Petition.

N/E said if land is really available it should be investigated. However, Planning Permission would be a problem. The Blues Club and Forest Folk would be lost as hirers if hall closed for redevelopment, as would the Social Club. E/G stated that any funding resulting from the applications just made to The Big Lottery and SITA would be lost if this route were taken. D/A said he was aware of an underlying feeling against the new site from certain members of the Parish. N/E said that a lack of understanding had led to these feelings. It was agreed that Southwick Estate must be contacted for the latest position. D/G read P/C minutes from June, 2005, when the current way forward was agreed. He asked if he had been unapproachable. S/L said she had raised different points of view and had not always felt she had received a proper answer. D/G asked if this was a vote of no confidence. Unanimously, it is not. D/G will endeavour to give fuller replies to questions raised. Clerk to arrange an Open Meeting for Parishioners to hear from Southwick Estate and possibly the WCC Planning Department (3.7.07. Southwick Estate confirmed that there is not an offer of land adjacent to the Memorial Hall site). It was suggested it would be a good idea to get a rough idea of how much demolition will cost. Clerk to investigate.

4. County / District Councillors Report.

No reports due to absence.

5. Correspondence.

Actioned as appropriate, other than that mentioned elsewhere in these minutes.

HCC. Hants. Highways, help with your journeys: Buy with confidence, suppliers list: Street lighting, policy document: Hants Now.

W.C.C. Forward Plan, key decisions: Council meetings, minutes: Future meeting dates, for boards: Recycling newsletter: Revised Code Of Conduct: Consultation document, Live for the Future, climate change.

SLCC. Regional Conference, 27.6.07, Coventry. **WDAPC.** Meeting, 28.6.07, Curdridge: **HAPTC.** Charing a Meeting, training, 18.7.07: Revised Code of Conduct, talk, £10, Chilworth: Bulletins for distribution: Mileage agreements: Going smoke free, guidance to councils, implications: Changes to desktop legal enquiry service, introduction of Hedley Solicitors: Farming & Wildlife Advisory Group, plea for funding: Vitalise, carers group, plea for funding. **DEFRA.** South Downs National Park, review of boundary, Petersfield to Pulborough, in or out? **CAB.** AGM, 9.7.07. Bishops Waltham, St. Peters Church Hall, 7.15 p.m. **Planning Aid.** Introduction leaflet. **Portsmouth Water.** Up to date information of water supply this summer. **Hants. Primary Care Trust.** Shaping Health, 27.6.07

6. Planning.

W11712/03 Case No. 07/01075/FUL

Willow Whisp, Trampers Lane. D/G declared interest and was not involved in discussion.

Detached garage with store. BPC notified of neighbours concerns over access, possibility of becoming a commercial operation at the livery, and ingress of rain water run off down access road. BPC concerned over size of development. Notified all concerns to WCC. Acknowledgement received.

W07096/05 Case No. 07/00770/FUL

Belgravia, Southwick Road. Gate to provide Vehicular access, Black House Lane. BPC supported. Acknowledgement received.

WTPO/01344 07/00838/TPO

Pineside, Trampers Lane. Fell 2 no. willow trees, fell 1 no. oak tree, crown lift all trees to 2 metres in back half of rear garden. BPC supported. Acknowledgement received.

W04448/06 Case No. 07/01000/FUL

Pineside, Trampers Lane. Conservatory and shed. BPC supported. Acknowledgement received. Permitted.

List of Planning Enforcement cases current at 6th June, 2007. & in number.

7. Finance.

BPC supported payments to the following:

Buchanan Events. Extras for ball, seating.	V No. 671	22.33
P.Reynolds. Internal Audit, 2006 07.	V No.672	170.00
P.Collins. Maintenance recreation ground, May.	V No. 673	150.00
Southern Electric. Metered supply, pavilion.	V No. 674	36.86
E.M.Green. Clerks wages for quarter, £725.00, Expenses £143.66. A new component of the expenses is the advance quarterly payment of a Parish Contribution for Broadband, which has become essential due to large quantity of electronic mail from WCC and HCC.	V No. 675	868.66
Regal Catering. Ball, catering. (Cheque 666 stopped at Lloyds TSB. Regal Catering notified P/C that 666 had been lost between themselves and their postal bank.)	V No. 676	4152.45

VAT. A random check has been initiated by HM. Revenue and Customs on the last VAT Reclaim, so repayment will be delayed. Request for copies of invoices responded to.

8. Highway Matters.

The caravan which has been parked in Boarhunt over the past few weeks is still at S.Boarhunt.

Potholes to be reported on Boarhunt Road. Subsidence on B2177, adjacent to Wickham cricket Club to be reported. Old signage ' SLOW ' painted onto B2177, covered by top dressing, has not been replaced at approach to Hundred Acres Road.

HCC to be asked again to cut verges in Trampers Lane. (3rd time)

Mr. M.Case has been fined £29 for parking in the bus stop opposite the shop. Residents asked parking authority from Wickham to intervene for this.

Would the same authority intervene to stop the parking on pavements in Trampers Lane? This is still a big problem for disabled residents using mobility vehicles and families with push chairs.

9. For Information.

D/G reported the large quantity of extra work the aforementioned petition has generated for the Clerk. All previous correspondence and minutes appertaining to the land agreements with Southwick Estate have been extracted and logged for legal advice. P/C registered a vote of thanks to E/G.

10. Date of Next Meeting.

Next meeting Monday, 6th August 2007.

Meeting closed 9.20 p.m.

Evelyn Green.
Clerk.