

MICHELMERSH & TIMSBURY PARISH COUNCIL

Minutes of the Parish Council Meeting held on Wednesday 22 July 2009 at 7.30 p.m. at the Jubilee Hall, Timsbury.

Present: Parish Councillors, Mr. R. Davis (Chairman), Mr. P Clarke, Mr. R. Fitzgerald, Mr. R. Goodland, , Mr. J. Rhodes, Mr. R. Vie, Parish Clerk Mr. P. Buist and 1 member of the public.

Action

1. Apologies

Cllr. A. Jones, Hants County Cllr., Andrew Gibson and TVB Cllr. Tony Ward gave apologies for absence.

2. Open Period

Dr. Subramanyam asked if the Council had received a reply from HCC about the Tile Works site and spoke about the state of Rudd Lane verges after recent work.

3. Declarations of any new interest.

Cllr. Fitzgerald declared a personal and prejudicial interest in the planning application for The Shop, New Road. He lived opposite the site.

4. Confirmation of the Minutes of the Parish Council Meeting held 24 June 2009.

The minutes were **agreed** as a true record and signed by the Chairman.

5. Clerk's Report.

The report, copy attached, was **noted**. The following item was discussed.

5.1 Tilebourne

It was confirmed that no response had been forth coming from HCC and as instructed, the Clerk had lodged a formal complaint.

6. Matters Arising from the meetings of 27 May not covered by item 5.

6.1 Broadband

There was nothing further to report. It was **agreed** that a letter should be sent to the service provider about the rate of performance.

PBu

6.2 New Play Equipment

There was nothing to report. (See also item 8.1)

7. Planning

7.1 Applications

09/00465/FULLS, new dwelling and conversion of existing cottage to garage, Mayfly Cottage, Timsbury; no objection.

09/01352/FULLS, demolition of existing extensions and erection of new, Old Rectory, Rudd Lane; It was **agreed** to object. The windows in the new extension should match the existing windows in the main house and the proposed new chimney in the Coach House was positioned too close to the neighbouring property with a resulting loss of amenity.

PBu

09/01353/TPOS, prune one ash, 10 Mannygham Way; no objection.

09/01291/FULLS, demolition of existing dwelling and erection of new, Woodlands, Haccups Lane; It was **agreed** to object on the grounds that the proposed new dwelling would be overbearing and dominating in the street scene. It would be overlooking the neighbouring property in a way that the current bungalow did not. However, should TVBC decide to give permission, there should be no new access created, the current screening should be retained and the bank (which was a feature of this part of Haccups Lane) should not be removed. If it was required to be breached during the build process, then it should be returned to its original state.

09/01356/FULLS, erection of industrial storage building, The Shop, New Road;

Cllr. Fitzgerald left the room during this discussion. There was no objection to the application.

7.2 Determinations.

Demolition of garage and erection of new detached building, Barn Cottage, Mesh Road; permission.

Screening Option for training facility, Timsbury Lakes; EIA required.

Appeal at Little Heritage, New Road; allowed.

7.3 Rural Settlements Boundary Review.

It was **noted** that there had been an extension of time to comment on the review and that Kings Somborne had suggested a joint briefing meeting with TVBC. It was **agreed** to arrange a joint meeting. PBU

9. Financial Matters.

8.1 Current Financial Situation.

The financial summary was **noted**. Details are contained in the Clerk's Report attached.

8.2 Invoices for Payment.

The following invoices were approved for payment:

LexisNexis (Local Council Admin 8 th ed.)	£72.45
J K Murray (internal Audit)	£150.00
P Buist (salary, use of home all. & expns)	£335.24

8.3 Results of Internal Audit.

The audit had been completed satisfactorily. The auditor recommended that the new 2008 version of Governance and Accountability in Local Councils – A Practitioners Guide was obtained and that the minutes should be dated when signed by the Chairman. He noted that the year end balances were getting close to twice the precept and suggested that action to reduce them should be taken.

9. Recreation Ground.

9.1 Playground Inspection.

There were no problems to report.

9.3 Proposal to amend the current licence arrangements with the Sports Club for the use of the recreation ground, review of issues

Cllr Goodland left the room for this item. Cllr Rhodes reminded the Council that he had a personal interest in this item as he was a member of the Sports Club. He remained in the room for the discussion.

The letter from the Sports Club was noted. There was only one objection to the proposed terms which was on the usage allowed. A definition could be agreed that would still allow the Parish Council to retain control.

The issues raised by Cllr. Vie were considered.

- A quote for Parish Council insurance would be obtained without the pavilion and store. PBU
- In maintaining the premises, the Sports Club would be responsible for replacing old with new. Grants may be available from the Parish Council to help with the cost.
- In considering a request for a grant, the Parish Council would require to see a full set of accounts including the accounts of the sections of the Club. (Note: This would be in accordance with the PC's documented policy).
- There would be no requirement for a deposit.
- There was no current problem with public access to the recreation ground. The Chairman would check the bye-laws. RD
- The grass cutting quotation would cover an extended period (5 years was suggested). There would be no need to obtain competitive quotations each year.
- The Club and Parish Council should use different solicitors.

- Each party should settle their own bill. The Parish Council would decline the kind offer from the Club to contribute to the Council' legal costs in connection with drawing up the lease.
- There was no requirement to offer the lease to any other groups.

All the papers would now be assembled and three quotes from solicitors obtained to draw up the lease. A meeting would be required to confirm the chosen solicitor and the wording of their brief. PBu

10. Correspondence

10.1 Hampshire Minerals and Waste – notice of consultation.

The consultation was on the scoping study and there were no concerns.

10.2 Green Space Strategy for Test Valley.

The Clerk was asked to provide details of the play area expansion project. PBu

10.3 Review of TVBC's Statement of Community involvement.

There were no concerns expressed.

10.3 HALC AGM

The Parish Council would not be represented. PBu

11. Welcome Pack for New Home Owners.

Cllr. Vie would draw up a list of items to be included. RV

12. Grant Application for Community Garden.

The application for a grant from Hampshire County Council had been turned down. The Jubilee Hall Management Committee had been provided with the new design ideas.

13. Risk Assessment Actions for July.

13.1 Inspection of Lessee & Licensee Risk Assessments.

A check would be made to ensure that risk assessments were up to date and in place. PBu

13.3 Risk Assessment of Clerks working conditions and impact on domestic insurance.

The Clerk would check cover with his insurers. PBu

13.4 Invite (thru Newsletter) village organisations to submit grant requests.

An invitation would be included in the next Newsletter. PBu

14. Meetings Attended

None.

15. Chairman's Mandate.

The Chairman was mandated to speak on behalf of the Parish Council on the items contained in these minutes.

16. Any Other Business

16.1 Village Show and Fun Day

This had been successful and well-attended and had raised approximately £1500 for village organisations.

17. Dates of meetings:

Parish Council Meeting – 23 September and 28 October.

The meeting closed at 9.50 p.m.

Peter Buist,
Parish Clerk,
28 July 2009

**Michelmersh & Timsbury Parish Council
Clerk's Report to PC Meeting of 22 July 2009.**

1. Tilebourne

Another month has gone by and still there is no detailed reply from Hampshire County Council. I emailed Barbara Beardwell on 14 July and asked when we might get a response and there has been no reply. My instructions were to write a letter of complaint if there had been no detailed reply by 17 July and I will now do that.

2. Cycle Way

I have written to Test Valley Borough Council and asked about plans for an extension of the cycle way into Romsey.

3. Annual Return / Internal Audit

I met our internal auditor on 13 July and he has signed off the annual return. This will now be sent to the Audit Commission. The auditor has suggested that we should have a copy of "Governance and Accountability in Local Councils – A Practitioners Guide". This can be downloaded from the NALC website or from HALC. He has also noted that the end of year balances are getting to almost twice the Precept and that might cause the Audit Commission to ask questions. I explained that there were plans to spend money on new play equipment this year that should reduce the reserves. He also asked that when the Chairman signs the minutes that he also dates the final page.

4. Pocket Park Rent

I have replied to TVBC accepting the new rent.

5. Letter to Michael Woodhall

I have written to Michael Woodhall thanking him for his help and support during the time that he represented Michelmersh & Timsbury on Hampshire CC.

6. Insurance for Village Show and Fun Day

I wrote to Allianz Insurance to inform them of the show.

7. Financial Summary

Finances at end of June were:

Saving account	£19624.76
Current account	£4746.10
Cheques not cashed	£49.00
Invoices to pay	£557.69
Funds available	£23764.17

8. Proposed Lease Terms

I have received a letter from the Sports Club on the proposed lease terms. The text of the letter reads

"Dear Peter,

The proposed lease terms were circulated to committee-members of all Club Sections some weeks ago. The response was very positive. Suggestions were made regarding the length of the lease, but no objections to the proposed terms were raised, with one exception.

The exception was the stipulation restricting permitted use of the facility to sports and sport-related activities. Despite having read the proposed terms many times, our Management Committee failed to recognise that the Twinning Association is covered by neither category. In addition, the "Bar Licence", by virtue of Club Rules, permits members to hold parties etc., several of which have been successfully held in the last two years. We suggest "sports and social activities not objected to by the landlords" would suffice - and not cause the Council to consider every new activity as a matter of course.

Subject to use not being restricted to sports and sport-related activities, therefore, we are pleased to confirm that we accept in principle the proposed terms.

The proposed length of the lease prompted discussion, with members suggesting a longer term. For our Management Committee's part, twenty years would be fine, although a 21-year lease might be

better, because action would be required every ten years, if one year to process an extension is allowed. [The "old" lease was for twenty-one years.] It was also suggested a rolling-lease would obviate the need for such considerations, and save time and possible expense; and we wonder if this is a possibility.

As regards the cost of drawing up the lease, the Club is happy to pay half the Council's solicitor's charges. Furthermore, if the actual lease is rejected by the Extra-ordinary General Meeting the Club must call, or at a subsequent ballot of Full Members [parishioners], the Club would pay the Council's half as well."

Peter Buist
Parish Clerk
20 July 2009