

MINUTES OF THE PARISH COUNCIL MEETING

Wednesday 28 September 2022, 7pm, Mapledurwell & Up Nately Village Hall

Present: Parish Councillors Tom Horsey (meeting Chairman), Kevin Rafferty,
Colin Robertson, Alison Stent; Clerk Susan Turner.

1 CHAIRMAN FOR THE MEETING

Agreed Tom Horsey to Chair the meeting.

2 WELCOME AND APOLOGIES

Apologies Hugo Cubitt, Martin Carfrae, Tim Lewis.

3 PUBLIC SESSION No members of the public present.

4 MINUTES OF PREVIOUS MEETING of 20th July agreed and signed.

5 DECLARATIONS OF INTEREST in items on the Agenda – None.

6 PLANNING

.1 LOCAL PLAN UPDATE

.i Reg 18 Draft Plan and Spatial Strategy Consultation postponed

Recent timeline of borough council decision making:

5th September – Economic Planning Housing Committee

- A further motion to reject housing numbers – again agreed unanimously
- Motion to reject the Spatial Strategy – on the basis of rejecting the housing numbers – agreed 8 to 2. [Note Committee can only recommend to Cabinet.]

6th Sept Cabinet meeting – Leader Simon Bound issued a statement that

‘At tonight’s meeting of the Cabinet we will not be formally agreeing the start of a consultation on a Local Plan Draft that includes 17,000 new homes.’

27th Sept Cabinet meeting – RECOMMENDATION FROM PORTFOLIO HOLDER JAY GANESH (**APPENDIX I**) – agreed, supported by Leader and Deputy Leader – including

‘To continue to carry out work to identify whether there is a sound alternative to the Standard Method, and work to establish whether the housing requirement should be less than the ‘Housing Need’ figure based on constraints within the borough, and in advance of consultation on a draft Plan (Regulation 18).’

- NOTED
- BDBC website LDS shows Reg 18 Consultation to be Autumn / Winter 2023.
 - Implications of continuing without a deliverable five-year housing land supply; and also now without an agreed Reg 18 Draft Plan consultation document.

AGREED The Parish Council agreed unanimously that it supports Borough Councillors’ rejection of the Standard Methodology housing figure and supports seeking alternative means to agree a sustainable housing number for the borough.

.ii SOLVE – The Action Group ‘Save Our Loddon Valley Environment’ is calling for a demonstration at the Civic Offices on Thursday 20th October at 5.45pm for 45 minutes – to coincide with the start of Full Council meeting, and to show public support for a Council decision to seek a sustainable housing number.

.iii Housing Numbers Petition – Launched by Maria Miller 30th August, intended to be cross borough and cross party. **APPENDIX II**. Featured in September & October *Villagers*.

AGREED The Parish Council supports the Petition to reduce the rate of housing growth in favour of prioritising public services and environmental protection.

.iv Review of the Water Cycle Study APPENDIX III.

BDBC’s Economic Planning & Housing Committee (EPH) has continued to reject the Water Cycle Study prepared by AECOM – a theoretical assessment of inputs and outputs based on modelling and the presumption that the status quo is a neutral starting point.

NOTED A review of the Water Cycle Study from David George, hydro geologist and Whitchurch expert, (provided at EPH Councillors’ request), presents a strong argument for restricting further development in the Test catchment:

For signature (p1 of 4)

'The Water Cycle Study (WCS) uses simple "Standstill" calculations to demonstrate that the increased flows can be treated to a suitable standard... No quantitative assessment was made of the impact of these increased discharges on the assumption that current discharges are causing no harm to the Test or its aquifer.
 'Unfortunately this approach has a number of innate assumptions which are invalid. All of the WWTWs in the Test Catchment discharge into the Test Chalk Aquifer and not directly to the Test. The aquifer has for many decades received effluents from the WWTWs and protected the River by adsorbing the contamination from the effluent. It is however recognised that the capacity of the aquifer to absorb such contaminants is limited and that once this capacity is exceeded breakthrough may occur. This would result in increased flux to the Test and damage to the ecology of the river...
 'In addition, the increased flows and changes in treatment methods will result in the mobilisation of contaminants already present in the aquifer causing increased contamination to enter the Test with similar damaging consequences.
 'The effluent brings with it three categories of contaminants which are of concern; Nitrates, Phosphates and Priority Substances....'

Also an assessment of the outcome for the Loddon and potential derogation:

'Unless there are improvements to treatment technology the Loddon Catchment is incapable of receiving further development without the Loddon downstream of the WWTWs moving into Poor status. The current status is Moderate and with no means of moving to Good. A derogation from the Water Framework Directive will be required despite it previously having a 'Good by 2015' status objective.'

EPH Councillors declined to accept the Water Cycle Study and declared it not fit for purpose, while noting that it accords with Government recommended practice.

.2 NOTED Parish Planning Applications

Parish planning update – as circulated – **APPENDIX IV.**

Applications for discussion

AGREED 22/02416/FUL (Validated 26 Aug) Extensions to Riverview House including creation of an additional floor and a 3 storey rear extension to provide nine additional one-bedroom flats.

Parish Council objection to a building with 17 one bedroom flat situated in a location with so few local amenities. Request the building be made up of 1, 2 and 3 bed roomed flats, and reference Local Plan Policy CN3 – 'Housing Mix for Market Housing Development'.

CN3 – 'Housing Mix for Market Housing – Development will be permitted where the mix of market housing: a) includes a range of house type and size to address local requirements; and b) Is appropriate to the size, location and characteristics of the site; and c) Is appropriate to the established character and density of the neighbourhood...' and;

'5.20 A mixed community requires a variety of housing... to provide homes for different households such as families with children, couples, single person households and older people. The council recognises that to promote sustainable communities there must be a mix of types of housing that are provided in any given development or location.'

Parish Council response at **APPENDIX V.**

AGREED 22/02349/FUL (Validated 19 Aug) Land Opposite The Laurels, Heather Lane, Up Nately.

Erection of 1 no. dwelling with associated detached car port, parking and landscaping. To seek views of neighbours.

Other applications of note

Scheduled for Development Control Committee of 12th Oct due to number of local objections. 22/00676/FUL (Validated 03 Mar) High Field View, Frog Lane. Erection of a new bungalow the existing concrete garage currently located at the north end of the land.

Appeal

Appeal lodged for 21/00107/PIP (Refused 19 April 22) The Farm, Tunworth Road.

Application for Permission in Principle for the residential development for a maximum of six dwellings (note for six dwellings as per indicative drawing, original application was nine).

7 UP NATELY GREEN

The land has been fenced off from the canal, the fence behind the pond removed and a 'light touch' maintenance schedule begun. Martin Gosling recently strimmed and cut back brambles, this to be added to the annual maintenance schedule 'probably a couple of times a year depending on growth'. See 9.1 Finance.

8 VILLAGE HALL GROUNDS

- .1 Playground update** – Some minor work still to completed as per the RoSPA inspection, and awaiting invoice. All in hand. Thanks to Kevin Rafferty for monthly inspections.
- .2 Pavilion**
- i. Maintenance – Awaiting quotes.
- ii. Water meter **APPENDIX VI**
- Reading of 20th Sept 2020 = 0822.60.4
 Reading of 13th Sept 2021 = 0826.23.6
 Reading of ?? 2022
- .3 Grounds maintenance update** No issues, all in hand.

9 RIGHTS OF WAY & VILLAGE MAINTENANCE

- .1 Ponds** – Reported that the Friends plan to clear the Mapledurwell pond next year. (The Up Nately pond requires minimal maintenance, takes runoff from the road but little silt.)

FUTURE ACTION To establish beforehand programme of works for the Mapledurwell pond and any potential impact on the Frog Lane (Watercress beds) section downstream.

- .2 Defibrillators** – Parish Council defibrillators at the Up Nately phone box and the Gamekeepers require software upgrades. In hand with thanks to volunteer caretakers.

.3 Greywell Road bus shelter Is it easily repairable or does it need to be demolished?
 ACTION Lengthman to maintenance check. (

- .4 Barrier fence at Five Lanes End** – Lengthsman task – provisional date Dec / Jan.

- .5 Allotments & chalk stream update**

NOTED i. Allotment tasks... Boxes for standpipes.

Allotments now have a waiting list.

ii. Chalk stream – Clerk to request grant from County Councilor devolved budget for next phase of planting scheme.

- .6 Footpaths report** Footpaths Warden sent apologies. No issues raised.

- .7 Parish Lengthsman tasks**

- i. Five Lanes End fencing (as above)
- ii. Greywell Road Bus shelter – maintenance check (as above)
- iii. Clearing grips – Greywell Road Mapledurwell – vicinity of Canal Reach / Frog Lane.
 Greywell Road Up Nately – vicinity St Stephen's Close – grips and gullies.

10 FINANCE

- .1 Expenditure & income.**

i Payments since last meeting

22	The PD Group – Printed tree plaque	£54.00
23	Bidwells – Watercress beds rent	£100.00
24	Martin Gosling – Contract July	£348.00
25	Clerk – Salary July	£342.00
26	Martin Gosling – Contract Aug	£348.00
27	Clerk – Salary Aug	£342.00
28	ICO – Data protection register	£35.00
29	Martin Gosling – Watering Jubilee Plane tree x 3	£90.00
30	Martin Gosling – Contract Sept	£348.00
31	Clerk – Salary Sept	£290.40
32	HMRC - PAYE Jul-Aug-Sept	£51.60

ii Maintenance contract

AGREED Up Nately Green annual maintenance (see 7. above) to be added to maintenance contract at an additional £180 to £200 +VAT.

To discuss with Martin Gosling impact of high fuel costs etc on the overall contract price for next year. This to inform the conversation re Chineham Tigers' rent for coming season.

iii. Income since last meeting – half Precept £5,162.50

iv. Chineham Tigers – rent for coming season at usual c2% increase would be £660. (From base price of £600 for several years, price risen last few years - just under 2% £612, 624, 636, 648 – for coming year would be £660.)

AGREED To defer, pending discussion re next year’s maintenance contract (as above).

NOTED Invoice to Chineham Tigers will also include Pavillion water use plus water service charge. (For 2021/22 season this was £129.90.)

.2 Accounts to date Bank reconciliation £11,325,73 **APPENDIX VII**

.3 Budget review – Latest estimate at **APPENDIX VIII**. Awaiting update re Village Hall Energy Efficiency grant funding (see 10.1). Whether this will come into the Parish Council account this financial year or next?

11 FURTHER UPDATES AND REPORTS

.1 Village Hall – Energy efficiency grant application via the Parish & Town Council Investment Fund.

AGREED The Parish Council fully supports. Funding will be via the Parish Council account as per Hampshire County Council preference for allocating funding.

.2 Local Policing

i Maria Miller’s ‘Community Chat’ on Crime – 22nd Sept

Report forwarded from Newnham Parish Councillor Pauline Hedges:

The Panel comprised – Maria Miller MP (chair); Simon Bound, BDBC Leader; Donna Jones, Hants Police & Crime Commissioner; Scott Johnson, Chief Inspector, Basingstoke Police; Dan White, BDBC Community Safety Officer; Tony Tuck, Chair, Neighbourhood Watch.

- 1 From the Panel – Basingstoke is gateway for drugs from London but the police make regular arrests of dealers and those involved in street gangs. Basingstoke in general is a safe place with low crime.
- 2 The main comment made by every speaker was REPORT REPORT REPORT anything suspicious or any damage – and be alert
- 3 Questions from the floor included Car Meets and noisy racing traffic on main roads – there is a special team dealing with these incidents [Operation Chromium]. Once trials in Kensington & Chelsea have been completed and are successful, money will be available to install noise vibration and speed detection cameras.
- 4 Another question was about reporting – both incidents to police and also complaints against the police. 101 does not always respond quickly but ALL calls are logged and will be dealt with. More police are being recruited and this will decrease the time taken to respond to 101 calls. It is poor IT but being improved.
- 5 Neighbourhood Watch wants more volunteers if anyone is interested.

ii Basingstoke Town Police Community Support Officers, Kevin Rafferty noted, attended quickly to support volunteers at the food bank who were being harassed. The PCSOs also noted the shortcoming of 101.

ii Police Barn Meets:

- Whitchurch, Thurs 10th Nov
- Hart Rural North, Thurs 8 Dec 5.54 for 6pm – Rotherwick Village Hall.

.3 BDAPTC meeting scheduled tomorrow evening 29th September via Teams.

.4 Bonfire & Fireworks scheduled for Saturday 5th November. Clerk to submit updated Risk Assessment to Gallagher.

12 NEXT MEETING

Third Wed of month, 16th November (advance apologies from Kevin Rafferty)

Meeting closed at 8.40pm with thanks to all present

For signature (p4 of 4) Date

APPENDIX I LOCAL PLAN UPDATE – RECOMMENDATION FROM PORTFOLIO HOLDER JAY GANESH TO CABINET OF 27th September

'At the current time it has become clear that it would not be appropriate to undertake a consultation on a draft Plan at this stage whilst such significant concerns around the housing numbers remain.'

Recommendation:

That Cabinet:

- Take appropriate steps to communicate with the new Secretary of State to advocate a move away from the standard method for calculating housing need;
- Continues to carry out work to identify whether there is a sound alternative to the standard method, and work to establish whether the housing requirement should be less than the housing need figure based on constraints within the borough, and in advance of consultation on a draft Plan (Regulation 18);
- Notes the update to the timetable for the Local Plan Update and resulting updates to the Local Development Scheme;
- Endorses taking a positive approach to development proposals which contribute to delivering the well-being of the area and meet policy objectives, working with developers through the planning system to deliver suitable and sustainable schemes and work towards the five year housing land supply.

Supported by Deputy Leader John Izett, and Simon Bound, AGREED

APPENDIX III PRESENTATION AND REVIEW OF THE WATER CYCLE STUDY

to Economic, Planning and Housing Committee

9th June EPH unanimously declined to accept the Local Plan Update Draft Reg 18 Consultation Document, and the recently published Water Cycle Study (WCS).

18th July A specially convened EPH meeting at Councillors' request heard Presentations on the Water Cycle Study and a preliminary Transport Impacts Review, from consultants AECOM and Jacobs respectively. There was insufficient time to cover all issues and discuss in detail. Officers requested further questions be submitted in writing.

21st July EPH meeting (a continuation of 9th June meeting) refused to debate further as Councillors had still not been presented with information and evidence requested.

(EPH is prevented by constitution from meeting during August.)

1st Sept EPH Specially convened meeting to hear a presentation and review of the Water Cycle Study from David George, hydro-geologist and Whitchurch expert. (Strong argument presented to Committee for restricting further development in the Test Valley. Also significant and dire comments re fate of Loddon.)

'Modelling shows that if the proposed level of development in the Spatial Strategy (Scenario 3) goes ahead, the Loddon downstream of the Basingstoke Wastewater Treatment Works (WWTW) will struggle to avoid Water Framework Directive (WDF) poor status for phosphate, even if the WWTWs at seven locations are upgraded.

'Basingstoke WWTW will need to upgrade to a standard very close to the Best Available Technology and therefore would not be able to support further future development, even though there is still plenty of flow capacity available.

'Unless there are improvements to treatment technology the Loddon Catchment is incapable of receiving further development without the Loddon downstream of the WWTWs moving into Poor status. The current status is Moderate and with no means of moving to Good. A derogation from the Water Framework Directive will be required despite it previously having a 'Good by 2015' status objective.'

5th Sept EPH (again further continuation of 9th June meeting) On basis of presentations heard, agreed Water Cycle Study not fit for purpose, agreed motions to reject housing number (unanimous) and so spatial strategy based on these numbers (eight to two).

SLOW IT DOWN: STOP OVERDEVELOPMENT

SUPPORT THIS PETITION TO STOP
OVERDEVELOPMENT IN BASINGSTOKE



Dear resident,

Basingstoke and Deane has played more than its' fair share in housing the nation, with homes for an extra 150,000 people in the past five decades, double the rate of the rest of the country.

The current Borough build rate has crept up to an unsustainable 1,200 new homes a year. This exceeds levels in the Local Plan, well beyond the needs of our community, stretching the capacity of the NHS and damaging the safety of our natural environment.

Our community wants this rapid growth to slow down to give local services like our Hospital and GPs time to catch up with the increase in demand; and the Council time to form a better plan to protect the local

natural environment. The next local plan must cut new house building levels in half, so we meet the needs of our own local residents, not those of other local authorities too.

Basingstoke is an exception: we have consistently overbuilt in comparison to other communities in the South East. There are provisions in law that the Borough Council can use to justify change, including establishing new policies on migration levels, and using 'exceptional circumstances' and 'strong reasons' as provisions set out in the National Planning Policy Framework Paragraphs 61 and 11b.

The next Local Plan needs a complete shift of focus, away from high levels of house building and onto a sustainable plan for the future, including

expanding services to meet the needs of our rapidly ageing population, the regeneration of existing housing stock, more high-quality jobs, and new ways for local residents to access affordable homes and to safeguard the natural environment.

You can back this call for change now by adding your name to the 'Slow It Down' Petition being presented to Basingstoke and Deane Council. Sign the petition by visiting my website or scan the QR code below.

With best wishes,

Maria Miller MP



Maria discussing overdevelopment concerns with residents recently



PLEASE COMPLETE THE PETITION BY VISITING MY WEBSITE

M&UN PARISH PLANNING UPDATE – 28 SEPTEMBER 2022

New / recent applications – since last meeting

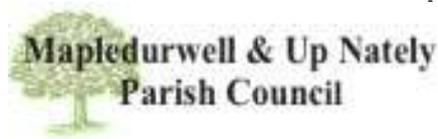
APPENDIX IV

- [22/02562/HSE](#) (Validated 13 Sep 2022) Parrotts, Greywell Road, Mapledurwell. Proposed new detached garage.
- [T/00386/22/TCA](#) (Validated 13 Sep 2022) Sakantha, Frog Lane, Mapledurwell. T1, Willow, reduce to previous points. The tree was pollarded approximately eight years ago, in accordance with good maintained pollarding is now due! The tree has become extremely large again, and overhangs a road. T2, Row of conifers reduce in height. This is a row of conifers that was originally planted as a hedge. It looks neglected and has outgrown the space. We propose to reduce it height by 1 metre, and reshape. T3, Two large conifers to remove. They have become invasive and far too big! - *Comment from Tree Warden 16 Sept - Recommend No Objection. I have just visited, spoke to the owner and his request is entirely appropriate. The trees to be taken down are scruffy and the weeping willow definitely needs pollarding. There are no 'sight lines or overlooking issues. PC response 'No objection'.*
- [22/02454/FUL](#) (Validated 02 Sep 2022) Parrotts, Greywell Road, Mapledurwell. Erection of a detached dwelling. *Note – neighbour no objection to just the one dwelling.*
- [22/02416/FUL](#) (Validated 26 Aug 2022) Extensions to Riverview House including creation of an additional floor and a 3 storey rear extension to provide 9 additional one-bedroom flats - Bethan Wallington - 30th Sept
- [22/02366/GPDADW](#) (Validated 25 Aug 2022) Swan Hill Nursery, Greywell Road, Mapledurwell. Prior notification for change of use of two storey tractor shed and storage building to 1 no. dwelling. *PC: no objection*
- [22/02349/FUL](#) (Validated 19 Aug 2022) Land Opposite The Laurels, Heather Lane, Up Nately. Erection of 1 no. dwelling with associated detached car port, parking and landscaping. Ruth Triebsh (*no neighbour comments on website at 28th Sept*)
- [22/02210/RET](#) (Validated 05 Aug 2022) Priory Farmhouse. Variation of Condition 2 of 15/04301/FUL to allow continued use as Class E children's nursery to 31/08/2032. *PC: no objection*
- [22/02178/HSE](#) (Granted 27 Sept, Validated 02 Aug 2022) Wharram View, Tunworth Road. Erection of double garage to side of dwelling

Applications pending / recently decided

- [22/01257/RET](#) (Granted 15 Aug, Validated 20 Jun 2022) 2 Canalside Cottages, Heather Lane, Up Nately. Conversion of garage to living accommodation (Retrospective). *PC - No objection*
- [T/00223/22/TCA](#) (Approved 20th July) Crosswater Cottage, Frog Lane. T1 OAK - To reduce x2 large boughs by 4m overhanging garden T2 PINE - Fell hung up dead tree. T3 ASH - Fell. *Ref Tree Warden - No objection.*
- [22/01545/ROC](#) (Granted 16 Sept - amended drawings, Validated 14 Jun 2022) Blaegrove Barn, Blaegrove Lane, Up Nately. Variation of condition 1 of 19/01711/FUL to amend drawing numbers to allow for enlargement of dwelling, alterations to fenestration and addition of first floor. *PC - objection to initial plans - Response requesting applicant reconsiders.*
- [22/01433/HSE](#) (Pending, Validated 20 May) Hungry Lodge, Down Lane Mapledurwell. Erection of part two-storey part first-floor extension; demolition and replacement of entrance porch; new solar panels on existing roof.
- [22/01267/HSE](#) and [22/01268/LBC](#) (Pending, Validated 03 May 2022) Blaegrove House, Blaegrove Lane Up Nately. Installation of replacement windows and external doors. *PC Response: No objection*
- [T/00125/22/TRQ2](#) – email from Carol Tuxford - 'I acknowledge receipt of the TPO request, from the Mapledurwell Parish Tree Warden for trees on Tunworth Road (South)'
- [22/00676/FUL](#) (Pending DC 12th Oct, Validated 03 Mar 2022) High Field View, Frog Lane. Erection of a new bungalow the existing concrete garage currently located at the north end of the land. *PC Response: No objection in principle, requesting landscape condition native hedging and additional screening.*
- [2/00635/ADV](#) (Granted 29th July 2022,) The Hatch. Display of 1 no. externally illuminated totem sign, 1 no. illuminated painted individual letter building sign, 2 no. non-illuminated double sided post signs, 1 no. non-illuminated single sided post sign, and 1 no. illuminated single sided post sign
- [22/00630/FUL](#) and [22/00678/LBC](#) (Pending, Validated 25 Feb 2022) The Hatch. Minor internal and external alterations, redecoration and repairs to building; new signage; erection of 2 no. pergola, including fixed seating and external fire; erection of external bar servery; partial resurfacing of car park and installation of new gates; replace existing bridge; repaving, new bollard lights and arbors; demolition of existing garden sheds / structures and erection of new shed; new island patios with festoon lighting to garden; new fencing and associated works. *PC response - concern re additional light pollution, and note re wooden bridge.*
- [22/00212/TDC](#) (Pending, Validated 17 Feb 2022) Nunnery House Tunworth Road. Application for Technical Details Consent for conversion of an agricultural building to 1 no. dwelling and new vehicular access from Tunworth Road in accordance with Permission in Principle 20/00009/PIP [Allowed at Appeal]. *PC objection to new South Access onto Tunworth Road and impact on Conservation Area. Noting inconsistencies with Heritage Statement. (Agreed expiry date 28th October.)*
- [21/01739/LBC](#) (Granted 22nd July) Arlings Tunworth Road. Replacement of all existing windows and exterior doors with new like for like design windows and doors.
- [21/01777/RET](#) (Pending, Validated 24 May) The Gamekeepers. Laying of hardstanding to provide access to the cesspit for the pump-out lorry and to enable the dray lorry to make deliveries clear of the highway; the hardstanding also to serve as additional parking to serve The Gamekeepers; provision of 7 No. low-level, bat-friendly downlighters within the landscaped margin. *Recent docs posted to website - flood risk assessment and turning circle into site. New consultation to HCC (Highways and FWM) to Thurs 15th Sept (seems no objection). Should go to DC as originally a lot of public objections (46 object, 6 in favour)*
- [21/00827/FUL](#) (Pending, Validated 20 Apr 2021) Land Opposite Hillside, Heather Lane. Change of use of land to form secure dog walking area and off road parking area for 2-3 cars. Erection of gate and 1.8m fence around perimeter of site. Replace existing shed. *Full environmental impact assessment requested.*
- [21/00107/PIP](#) (Refused 19 April 22) Appeal lodged (note for a max of six, original application was for nine) The Farm, Tunworth Road, Mapledurwell. Application for Permission in Principle for the residential development for a maximum of 6 dwellings.

APPENDIX V



Bethan Wallington
Basingstoke & Dean Borough Council

30th September 2022

22/02416/FUL (Validated 26 Aug 2022) Riverview House, London Road

Extensions to Riverview House including creation of an additional floor and a 3 storey rear extension to provide 9 additional one-bedroom flats

1. This application is for an extension to a building previously converted – as Class O permitted development – from offices to eight x one-bed flats.
2. Mapledurwell & Up Nately Parish Council's response to the 20/02087/GPDOFF application was that: 'Though understanding this is a permitted development application, the Parish Council requests that a mix of one, two and three-bedroomed flats, instead of all one-bed flats, be considered. Also to note that the application site is within the impact zone of the nearby SSSI Mapledurwell Fen. To strongly request all measure be taken – for during and post conversion – to prevent impact on the SSSI and adjacent Hatch Nature Reserve and river Lyde.'
3. The Parish Council would make a similar response to this application.
4. Re Local Plan Policy CN3 – 'Housing Mix for Market Housing – Development will be permitted where the mix of market housing: a) includes a range of house type and size to address local requirements; and b) Is appropriate to the size, location and characteristics of the site; and c) Is appropriate to the established character and density of the neighbourhood...' and; '5.20 A mixed community requires a variety of housing... to provide homes for different households such as families with children, couples, single person households and older people. The council recognises that to promote sustainable communities there must be a mix of types of housing that are provided in any given development or location.'
5. The Parish Council believes this location – which is essentially edge of village / edge of suburbia, with few local amenities – to be unsuitable for a building with 17 one- bedroom flats. The Parish Council requests that any extension to the existing approved development be a mixture of 2 and 3-bedroomed flats to promote a sustainable community mix appropriate to the location and characteristics of the area as per CN3.
6. The Parish Council is opposed to the application in its current form.

5th October

Further to its previous comment, the Parish Council requests the application be referred to Development Control to put the case for the requested housing mix including two and three bedroom apartments – if this will not otherwise be agreed.

APPENDIX VI: PAVILION WATER METRE



APPENDIX VII

INCOME M&UN 2022/23 - 28 SEPT												
Balance brought forward from April 1st 2022												£11,917.43
Date	Description	Precept	VH Insurance	Grants	Rec / grass cutting	Allotments	Bank interest	CIL	VillageH contra	VAT- 2021/22	VAT- 2022/23	TOTAL
03/04/22	Half precept	£5,162.50										£5,162.50
03/04/22	BDBC - Grass cutting grant				£1,206.95							£1,206.95
20/06/22	BDBC - CIL - Gamekeepers							£6,292.97				£6,292.97
06/07/22	VAT reclaim									£1,585.46		£1,585.46
03/04/22	Half precept	£5,162.50										£5,162.50
2021/22	Bank Interest						£0.74					£0.74
2021/22	VH contra (lease)								£5.00			£5.00
TOTALS		£10,325.00	£0.00	£0.00	£1,206.95	£0.00	£0.74	£6,292.97	£5.00	£1,585.46		£19,416.12

£19,416.12

Receipts and Payments Summary –	
Start balance	£11,917.43
Plus Income	£19,416.12
Less Expend	£20,007.82
End balance	£11,325.73

Bank reconciliation	
Treasurer's	£790.18
Business bank access	£10,535.55
BALANCE	£11,325.73

TREASURERS ACCOUNT 30-90-53 00320474
PARISH CNCL OF MAPLEDURWELL/UP NATELY
£ 790.18 Current balance
£790.18 Available funds ?

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EXPENDITURE MAPLEDURWELL & UP NATELY PARISH COUNCIL – 2022

Invoice date	Paid date	Payee	Description	Salary	Finance Admin	Expenses	Villager	Maintenance Grounds	Gener									
1 01/04/22	01/04/22	21CC GROUP	Jubilee Beacon	BACS														
2 April	20/04/22	Clerk	Salary April	SO	£342.00													
3 28/04/22	28/04/22	Martin Gosling	Contract April 2022	SO			£290.00											
4 14/04/22	29/04/22	Steve Mills	Up Nately Land	BACS				£2,865.00	£573.00									
5 28/04/22	04/05/22	Designer Metal	Tree guard	BACS				£240.00	£48.00									
6 18/05/21	12/05/22	Castle Water	SE0030239174-Allot	DD				£32.42										
7 05/05/21	12/05/22	Brenel Engraving	Tree plaque	BACS				£120.70	24.14									
8 04/04/21	04/04/21	HALC (+NALC)	Subscription 22/23	BACS	£279.62													
9 13/05/22	15/05/22	Play Safety Ltd	RoSPA inspection	BACS					£16.10									
10 May	20/05/22	Clerk	Salary May	SO	£342.00													
11 28/05/2022	28/05/22	Martin Gosling	Contract May	SO			£290.00		£58.00									
12 05/05/22	31/05/22	Gallagher	Insurance PC & VH	BACS	£1,272.34													
13 25/05/22	31/05/22	FouracreFencing	Up Nately Land	BACS				£4,138.50	£827.70									
14 2021/22	31/05/22	Clerk	Expenses 2021-22	BACS		£216.00												
15 13/05/22	10/06/22	Bates solicitors	WaterCressBeds-LR	BACS				£540.00	£100.00									
16 N/A	14/06/22	Loxley	WaterCressBeds-cost	BACS				£2,300.00	£460.00									
17 14/06/22	14/06/22	Villager	Print& Editor 2021-22	BACS			£766.80											
18 28/06/22	28/06/22	Martin Gosling	Contract June	SO			£290.00		£58.00									
19 June	03/07/22	Clerk	Salary June	BACS	£290.40													
20 A-M-J	03/07/22	HMRC	PAYE-Apr-May-June	BACS	£51.60													
21 18/07/22	18/07/22	PCS	Wasps nest pavilion	BACS				£60.00										
22 22/07/22	22/07/22	The PD Group	Printed tree plaque	BACS				£45.00	£9.00									
23 19/07/22	22/07/22	Bidwells	WatercressBedsRent	BACS				£100.00										
24 28/07/22	28/07/22	Martin Gosling	Contract July	SO			£290.00		£58.00									
25 02/08/22	02/08/22	ICO	Data protection reg	DD	£35.00													
26 July	28/07/22	Clerk	Salary July	BACS	£342.00													
27 28/08/22	28/08/22	Martin Gosling	Contract Aug	SO			£290.00		£58.00									
28 Aug	31/08/22	Clerk	Salary Aug	BACS	£342.00													
29 02/09/22	02/09/22	ICO	Data protection reg	DD	£35.00													
30 08/09/22	08/09/22	Martin Gosling	Watering Plane x 3	BACS				£75.00	£15.00									
31 28/09/22	28/09/22	Martin Gosling	Contract Sept	SO			£290.00		£58.00									
32 Sept	03/07/22	Clerk	SalarySEPT	BACS	£290.40													
33 J-A-S	03/07/22	HMRC	PAYE-July, Aug, Sept	BACS	£51.60													
	2022/23	VH	Lease (contra)						£5.00									
TOTAL					£2,052.00	£1,621.96	£216.00	£766.80	£1,740.00	£135.00	£80.50	£32.42	£895.70	£2,940.00	£7,003.50	£5.00	£2,518.94	£20,007.82

£20,007.82

BUS BANK INSTANT 30-90-53 02887900
PARISH CNCL OF MAPLEDURWELL/UP NATELY
£ 10,535.55 Balance

APPENDIX VIII: BUDGET REVIEW AND LATEST ESTIMATE

M&UN YEAR END & BUDGET		2022/23 TO DATE	2022/23 LATEST EST SEPT 22	2022/23 BUDGET JAN 22
28TH SEPT 2022	2021/22 YEAR END			
EXPENDITURE				
SALARY	£4,104.00	£2,052.00	£4,291.00	£4,291.00
EXPENSES		£216.00	£286.00	£286.00
TRAINING				£400.00
Finance/Admin	£897.95	£349.62	£385.00	£1,000.00
PC & VH Insurance	£1,171.51	£1,272.34	1,272.34	£1,200.00
Information/Villager	£766.80	£766.80	£766.80	£850.00
Jubilee	£209.37	£895.70	£895.70	895.7
Contract Maintn	£3,976.54	£1,740.00	£3,800.00	£4,000.00
Maintn other	£1,397.00	£135.00	£1,200.00	£1,500.00
Playground Insp	£278.00	£80.50	£80.50	£70.00
Water – pavillion	£434.76			£140.00
Allotments	£412.93	£32.42	£300.00	£500.00
Tennis Courts	£1,305.00			
Up Nately Land	£222.68	£7,003.50	£7,003.50	£5,000.00
Maple pond (pump)				
Village Hall				
Watercress beds	£568.61	£2,940.00	£2,940.00	
Allotments (project)				
Frog Lane	£946.25			
UN Pond/phone box	£28.33			
Defib				
SafeBox+roadsigns				
Vat expend	£1,585.46	£2,518.94	£3,000.00	£1,500.00
Village Hall contra	£5.00	£5.00	£5.00	£5.00
TOTAL EXPEND	£18,310.19	£20,007.82	£24,953.50	£21,632.70
M&UN YEAR END & BUDGET		2022/23 TO DATE	2022/23 LATEST EST SEPT 22	2022/23 BUDGET DRAFT NOV 21
28TH SEPT 2022	2021/22 YEAR END			
INCOME				
Precept	£10,024.00	£10,325.00	£10,325.00	£10,325.00
BDBC grants				
Tax base grant				
Grass Cutting Grant	£1,195.00	£1,206.95	£1,206.95	£1,206.95
Tigers	£648.00		£660.00	£660.00
Tigers-water charge	£129.90		£140.00	£140.00
Tennis				
Allotments	£155.34		£240.00	£180.00
			£100.00	82.46
Grants/donations orther	£500.00			
CIL £7848(Gamekeeper)	£1,569.72	£6,292.97	£6,278.28	£6,278.28
Returned funds	£192.00			
Elaine grant	£500.00		£500.00	£500.00
VH Insurance			£1,200.00	£600.00
Bank Interest	£1.47	£0.74	£0.80	£0.80
VAT reclaim	£773.73	£1,585.46	£1,585.46	£1,500.00
Village Hall rent	£5.00	£5.00	£5.00	£5.00
TOTAL INCOME	£15,694.16	£19,416.12	£22,241.49	£21,478.49
SURPLUS / DEFICIT	£2,616.03	£591.70	£2,712.01	£154.21
Balance to t/o	£11,917.43	£11,325.73	£6,435.02	£11,763.22

NOTE: c £3K VAT reclaim outstanding, for 2023/24