

MINUTES OF THE ROTHERWICK PARISH COUNCIL MEETING HELD ON THURSDAY 17th SEPTEMBER 2026

Councillors: Hugh Radesk (HR)(Chair), Sarah Jane Gasser (SJG) and Jonathan Wort(JW)

In Attendance: Susan Richardson, Clerk & RFO, HDC Cllr Dermot Smith(Part), HCC Cllr Chris Dorn(Part)

33/26	APOLOGIES were received from Cllr Adam Bealey, HDC Cllrs Selena Coburn and Ann Baty.																								
34/26	DECLARATIONS OF INTEREST & APPLICATION FOR DISPENSATION under s33 of the Localism Act 2011. None declared.																								
35/26	PUBLIC PARTICIPATION HCC Update (a) Local Government Reorganisation (LGR) – The Government’s previous decision for Hampshire, the Isle of Wight, Portsmouth and Southampton has been withdrawn, not paused. The Government will review the wider LGR programme and may decide afresh what, if anything, it wishes to propose for Hampshire. (b) The Hampshire & Solent Combined Area Authority has been established and appointed an interim CEO. Elections for a Mayor to lead the authority are expected in 2027. (c) Hart District Council has been awarded the Gold Certificate in the Armed Forces Covenant Employer Recognition Scheme. This is the highest accolade available for organisations that demonstrate outstanding support for the Armed Forces Community. (d) Finally, Cllr Dorn reminded members that he has a £5,000 allocation for grant giving to local, worthwhile projects or groups. HDC Update (a) Hart District Council’s ‘Here for Hart’ Community Grants scheme has awarded grants totally £120,000. (b) Owens Farm – still no determination. The applicant is still discussing highway issues with statutory consultees. It is still expected to go to DM committee even though arrangements on delegations are changing. (c) Hart’s Residents Survey has been launched. This will be open for responses until mid-October. Details are available on the PC website www.rotherwick.org.uk and all three noticeboards within the parish.																								
36/26	ROUTINE BUSINESS & ADMINISTRATION (a) <u>Minutes Approval</u> - The minutes of the PC meeting held on 15 th July 2026 were unanimously APPROVED. JW Proposed, HR Seconded. (b) <u>Post July Meeting Task List</u> updated were received from Councillors and the Clerk. (c) <u>HDAPTC Meeting</u> is confirmed as 15 th October 2026 at 7.30 p.m.at the Hart District Council’s Offices and allows for a hybrid meeting.																								
37/26	FINANCE (a) Review & Approve; (i) <u>Bank Reconciliation to 31st August 2026</u> as stated was signed off by JW along with the corresponding bank statements in Cllr Bealey’s absence; £ Community Account 50,622.29 Community Benefit Fund 29,289.89 Commercial Instant Access 24,984.83 (ii) <u>Transfer to CIO</u> - It was unanimously APPROVED to transfer 50% of the 2026/27 budgeted donation to the CIO. The Clerk was instructed to initiate the £10,000 transfer from the PC to the CIO in preparation for the required 2 stage Cllr authorisation. (iii) <u>Payments & Receipts</u> as listed were unanimously APPROVED; <table><tr><td>Payments</td><td></td><td>£</td></tr><tr><td>Premier Grounds</td><td>Post Fixing at entrance to Hudson Copse</td><td>33.60</td></tr><tr><td>Larkstel Limited</td><td>Bin Collection July</td><td>243.36</td></tr><tr><td>Larkstel Limited</td><td>Bin Collection August</td><td>243.36</td></tr><tr><td>NP Tree Management</td><td>Tree & Root Remove (Dead Willow) at Pond</td><td>240.00</td></tr><tr><td>Receipts</td><td></td><td>£</td></tr><tr><td>Hart District Council</td><td>S106 Monies (Lyde Green)</td><td>3,767.94</td></tr><tr><td>HM Customs & Excise</td><td>V.A.T. to YE 31st March 2026</td><td>12,453.52</td></tr></table>	Payments		£	Premier Grounds	Post Fixing at entrance to Hudson Copse	33.60	Larkstel Limited	Bin Collection July	243.36	Larkstel Limited	Bin Collection August	243.36	NP Tree Management	Tree & Root Remove (Dead Willow) at Pond	240.00	Receipts		£	Hart District Council	S106 Monies (Lyde Green)	3,767.94	HM Customs & Excise	V.A.T. to YE 31 st March 2026	12,453.52
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38/26	PLANNING
(a)	To Review, Note or Agree Comment on parish planning applications as follows;
(i)	26/01128/HOU 6 Wedmans Place for erection of a single storey rear extension, following demolition of existing single storey rear extension. The following comment was unanimously APPROVED ahead of the 5th August HDC planning deadline; <i>"Rotherwick Parish Council has no objection to the principle of the single-storey rear extension being proposed. The extension is small in scale, using brickwork and dummy pitch tile edging to the flat roof to match existing which reflects dwellings at Wedmans Place more generally.</i> <i>The proposed roof lantern appears prominent. Given the rear elevation faces open countryside, with potential greater impact on nocturnal species, we wonder if a lower profile heritage roof light could be considered.</i> <i>The application does not indicate a dependency on the extended party wall mentioned in application 26/00971/HOU for 5 Wedmans Place. It is assumed this application 26/01128/HOU stands alone, albeit with a vertical cutoff of the rear extension at the boundary line between the properties, independent of the status of application 26/00971/HOU."</i> Post Meeting Note: HDC have granted this application.
(ii)	26/01057/LBC 70 Ridge Lane for installation of electrical vehicle charging unit mounted on free standing post. It was unanimously APPROVED to submit the following no objection ahead of HDC's comment dealing of 14th August. "Rotherwick Parish Council has no objection to this application."
(iii)	26/01194/FUL Eirene, Hook Road for change of use of redundant grassland to equestrian grazing land. It was unanimously APPROVED to submit the following comment ahead of HDC's comment deadline of 26th August; <i>"The application relates to proposed change of use of approximately 1 acre to equestrian grazing land at a site adjacent to the B3349/Reading Road and Hook Road near its junction with Reading Road.</i> <i>The application seeks to address objections of the LPA with application 25/01568/FUL. Rotherwick Parish Council(RPC) does not consider that underlying concerns about the suitability of the site have been addressed and submits the following comments.</i> <i>1. The designation of the site is not clear. The application refers simply to 'Land to the north of Hook Road'. The planning and agricultural statement and the planning statement show a redline area in Figure 1 which is generally consistent with Plot A (Land Registry title HP857089). The site plan only shows proposals near the highway access, whereas the location plan shows a redline area which extends far beyond Plot A to include other plots adjacent to the B3349 and the backland plot which were offered at auction in 2019. Clarity is required on the limits of the site subject of this application. 2. The development site is in the countryside. HLP policy NBE1 does not permit development in the countryside unless specifically provided for by other policies. NBE1 (k) allows for 'proposals for small scale informal recreation facilities such as interpretation centres and car parks which enable people to enjoy the countryside'. The proposal will not provide significant equine recreational facilities or provide good access to the countryside. In respect of policy RUR 34 (Horse Related Development), the case officer noted for application 25/01568/FUL that the keeping of 2 ponies on the site would require off-site exercising of horses rather than on the site itself. 3. The proposed development site and facilities are in the countryside, not readily accessible by foot or sustainable transport from the settlements of Hook or Rotherwick. The development would not 'enhance and improve the quality, capacity, accessibility and management of sports and recreational facilities' in a sustainable way. Public access for vehicles or ponies exercising would be via the highway at Hook Road (national speed limit). Use of the site as proposed will encourage the use of cars, thereby increasing environmental</i>

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(iv)	<i>pollution and risks of accidents at the highway. 4. Whilst the application proposes limited groundworks comprising permeable asphalt and grass reinforcement mesh to allow vehicle access and turning, the landscape character at the field boundary will be significantly impacted. It is proposed that existing vegetation in the visibility splay will be removed or trimmed to a maximum height of 600mm and maintained. The access at the existing Hampshire gate is stated as being 7.6m between posts and set back 3.6m from the edge of the carriageway. It is proposed that gates would be set back at least 6m from the carriageway, as space 'for a vehicle to wait off-road' (though this would not allow for a horse box). Presumably the permeable asphalt section would need to extend across the verge (currently grass) to the highway, though this is not clear from the site plan. The application does not include details of the proposed post and gate arrangements, or those at the verge. Overall, this will change the character at the field boundary. 5. The proposal anticipates the site will support the keeping of 2 ponies used recreationally for horse riding. Guidelines published by British Horse Society (consistent with the DEFRA Code of Practice) recommend 1.0 – 1.5 acres per horse on permanent grazing. The application does not describe how support for the ponies and arrangements for their welfare, e.g. fresh clean water, would be implemented within the site or a typical exercising regime. The Preliminary Environment Assessment recommends that operational lighting should be directed away from the hedgerow boundary with a sensitive lighting strategy to prevent light spills. It is not clear whether lighting is proposed at the site. 6. Safe access and egress at the highway remains a major concern. Hampshire Highways noted in its comments against application 25/01568/FUL that the proposed use would result in additional trips being generated by the site and intensification in the use of the existing access. The junction of the Hook Road with the B3349/Reading Road is a recognised accident black spot which has seen multiple accidents, including fatal ones. The position of the access at Hook Road (national speed limit) is at a dangerous location creating hazard for vehicles and for riders/ponies exercising away from the grazing site.</i> <i>RPC does not consider that the application demonstrates the suitability of the site for the purpose proposed. RPC objects to this application." Post Meeting Note: The application has subsequently been withdrawn.</i> 26/01416/FUL Reading Road, Mattingley for formation of access and erection of fencing. It was unanimously APPROVED to object to this planning application by the 23rd September deadline as follows: <i>Rotherwick Parish Council objects to the new highway access on the Reading Road/B3349 being proposed. Highway safety is a major consideration. There are high traffic volumes on the B3349, with traffic often travelling faster than the 50mph limit through partially unsighted curves near the northeast corner of the field area. A fatal accident occurred on this section of the B3349 as recently as July 2026. The application states the total number of vehicle movements from an access on the B3349 would not increase. However, the access on Hook Road currently used is nearly opposite the entrance to Whitehouse Farm, while access via the B3349 would involve an awkward right turn across main road traffic at the junction into Hook Road to reach Whitehouse Farm. Factors wider than the number of vehicle movements should be part of the risk assessment.</i> <i>We are also concerned that documentation submitted with the application does not indicate that public footpaths FP200/19/3, which runs across the northeast part of the field area to the highway opposite Neville's/Wentworth House, has been considered. The ramp of the proposed new access would extend nearly 28m into the field potentially impacting the footpath. If the application were approved, the proposed new access should be arranged to assure continued use of the footpath.</i>
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(b) (i)	Other Planning Matters; 26/01201/OUT Murrel Green, Hartley Wintney outline planning application relating to a 184Ha site for over 2,100 dwellings between Hook and Hartley Wintney. It was unanimously APPROVED to object to this application on the following grounds; <i>Rotherwick Parish Council objects to this outline planning application relating to a 184Ha site for over 2,100 dwellings between Hook and Hartley Wintney. Our concerns are set out as follows:-</i> 1. Location and scale. <i>The large 184 Ha site proposed for development is in open countryside outside defined boundaries for adjacent settlements and is not an allocated development site in HLP 2032. It is contrary to Policies NBE1 and NBE2 Proposals for strategic growth in the Murrell Green/Winchfield area have been considered before, including a potential new settlement (Shapley Heath) but were not carried forward into the adopted HLP 2032. An unallocated development of this scale needs holistic assessment amongst strategic development sites considered for the emerging Hart Local Plan rather than being assessed in isolation.</i> 2. Coalescence. <i>The scale of development of 2,160 dwellings proposed on the site approaches the number of households in Hartley Wintney (2,601 households, 2021 Census) and is over 55% the size of Hook (3,665 households, 2021 Census). The countryside between Hook and Hartley Wintney would in effect become continuous development also dominating adjacent Winchfield (272 households, 2021 Census). The large size of development would lead to coalescence and damage to the distinct settlement characters and to substantial loss of open countryside contributing to the valued rural character of this part of Hart.</i> 3. Pressure on local services. <i>Cumulative significant housing growth in the local area in recent years has not been matched with increased investment in education and healthcare provision. An "all-through" school is proposed from a nursery to a secondary school with up to 1,200 places. Apart from "proportionate financial contributions" from the developer, it is not clear how these facilities would be funded. Similarly, "proportionate financial contributions" are proposed for primary care without clarity of GP surgery provision intended for the site. In Hook alone, the GP surgery has been under significant pressure in recent years. Residents of existing communities should not be further compromised.</i> 4. Highway impacts. <i>The location of the site is such that access to rail transport at Hook or Winchfield stations on foot or bicycle is likely to be limited, with cars most widely used. The addition of 2,160 extra houses could result in some 4,000 additional cars plus associated delivery vehicles will increase traffic on both the A30 and B3016, to be accommodated by two roundabouts and T-junction on A30 with a new roundabout on B3016. The scale of the project will also cause significant disruption for many years of multiple construction stages. Besides increased congestion in Hartley Wintney and Hook, knock-on effects will be suffered beyond, e.g. on the B3349 to M3 J5 and towards M4 J11, and on minor roads used as rat-runs. Congestion will be further exacerbated at times when the A30/B3349 are used to relieve motorway closures. Traffic proposals are inadequate and will cause problems in neighbouring areas.</i> 5. Environmental. <i>115Ha (63%) of the site is within Best and Most Versatile agricultural land classifications (grades 2 and 3a). This area would be lost to agricultural production. This is at a time when national priorities increasingly emphasise self-sufficiency in response to global threats. The site is within 2km of the Thames Basin Heath Special Protection Area (SPA) and a number of SINCs are in proximity to or within the site area. Of 58 Ha designated as Suitable Alternative Natural Greenspace (SANG) in mitigation, much is located on former landfill (Scotland Farm, Beggars Corner Field). It does not appear detailed investigations of landfill content has been carried out. This presents a risk to future users of the SANG</i> 6. Potable water and flood risk. <i>A development of this scale will create substantial additional demand upon an already constrained water supply network. This is a strategic issue which supports the principle that cumulative impacts of planned growth need wider consideration across the LPA area for the emerging Local Plan. The Environment Agency position statement of 7 August indicates that</i>
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(ii)	<i>a supply-demand deficit is already being experienced in Water Resource Zone 4-West in the sub-zone WRZ4-West. If major new developments are to be added, a cumulative assessment of water supply requirements and confidence in timescales for infrastructure rollout is needed. Flooding has become a recognised issue around the River Whitewater. Replacing large areas of permeable land of the flood plain area with roofs, hardstanding and roads will inevitably increase surface water runoff, putting strain on drainage arrangements with potential impact to neighbouring communities. Recent examples of climate change impacts include flooding on local roads such as Totters Lane, Holt Lane Hook and the High Street Hartley Wintney in 2024.</i> <i>The need to deliver additional housing should not be at the expense of irreversible harm to the countryside, landscape settlement identity and character of this part of Hart District. RPC believes Hart should maintain opposition to the Government's effective overnight doubling of housing numbers in 2024 without allowing LPA's adequate time for a plan-led approach to support new targets. A piecemeal tilted-balance approach exploited by developers will have even more damaging implications for local people."</i> 26/01466/FUL Hook Road for retrospective planning application for change of use to secure dog walking area. Received by HDC 27th August currently going through validation. Post Meeting Note: This application has now been validated with comments invited by 15th October. The PC will review the application and comment accordingly.
39/26 (a) (b) (c)	PAVILION, PLAYING FIELDS & PLAYGROUND <u>Weekly Inspections Playground & Playing Field Equipment</u> carried out by HR revealed no additional concerns. The tape closing off access to the ladder on the Tower is repeatedly being removed. The quotation for replacement is an Agenda item below. <u>Weekly Internal Pavilion Inspections</u> carried out by SJG revealed no areas of significant concerns not already known with the exception of (a) Broken window pane (high level) no security risk. (b) Loose panels at the front of the pavilion. JW has reached out to a local craftsman to review with a view to repair of both items. <u>Ladder Replacement</u> - The quotation to remove the existing ladder and replace with a new Wicksteed SK882 ladder, adjust and reinstate wet pour disturbed by the works, using nearest available green and, if required, black in the sum of £1,650.00 was unanimously APPROVED. Post Meeting Note: Delivery and fitted scheduled for 26th November.
40/26 (a) (b)	HUDSON COPSE <u>Weekly PC Inspections</u> conducted by JW have shown no additional concerns other than general deterioration. The report of 28th of August reported Acorn Bench deterioration but JW provided a 'Condition Report' earlier today for complete review – Item (b) below. <u>Condition Report 17th September</u> (a) <u>Hedgehog Bench</u> - Base at ground level has been deteriorating over several years but square shape means the bench structure is still stable on the ground. The seat plank is now broken. Removal of seat plank was agreed (b) <u>Rabbit Bench</u> - Rear ground post has been rotted through for some time (only single ground post front and rear) with top of bench deteriorating. Through the summer has appeared stable though 'wobbly'. As we move to winter its removal was agreed. (c) <u>Acorn Bench</u> - Both ground posts rotted through at one end (two ground posts front and rear). Bench sits on four posts and appears stable. Agree to continue weekly watch. (d) <u>Pull Up Bench</u> - Front ground post rotted through (only single ground post front and rear) with increasing splits and rotting on top of bench. Currently appear stable but 'wobbly'. Agree to continue weekly monitor. (e) <u>Beam Lift Exercise Station</u> - Split on lift beam is worsening, and will deteriorate more with onset of wet weather but this does not currently affect its use or appear to be hazardous. Agree to continue weekly monitor.

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41/26	LYDE GREEN
(a)	<u>Failed Trees</u> - It was unanimously AGREED to accept the quotation in the sum of £650.00 for the felling of one dead oak tree to 3m and one silver birch. Note - there are a number of other silver birch and oaks showing signs of drought stress – recommended to monitor these is noted by members.
(b)	<u>Ditch Clearance</u> - Following a request from a resident for the ditch at the end of the access road be cleared it was AGREED that the continuation of pothole maintenance, previously agreed by residents, required upholding to support the longevity of the surface and also support the effectiveness of the ditch.
42/26	VILLAGE AMENITIES
(a)	<u>Defibrillator</u> inspected this evening was found to be working with no concerns identified.
(b)	<u>Ransom Strip Update</u> - Utilizing Lengthsman hours a 1m strip has been cleared to allow the PC owned 0.5m ransom strip to be identified. Two established trees, entrance brambles now require removal to allow fencing to be quoted and ultimately installed.
(c)	<u>Tree, Bramble Removal</u> - It was unanimously AGREED to accept the quotation in the sum of £340.00 for the removal of one hazel, one willow, cutback hanging thorns to fence and clear 0.5m path through brambles. This will allow for the erection of the fence.
(d)	<u>Quotation for Dead/Dangerous Tree Work Chicken Farm</u> - During a recent inspection 2 dead oak trees along with a dead hanging branch from a 3 rd oak were identified. Urgent attention has been recommended on safety grounds due to close proximity to pathway. A quotation obtained in the sum of £480.00 was reviewed by members. It was AGREED to seek confirmation from the adjoining landowner that the trees were the PC's responsibility in the first instance.
43/26	HIGHWAYS, SID & LENGTHSMAN UPDATES No significant updates.
44/26	ANY OTHER BUSINESS (information only)
(a)	<u>HDC Residents' Survey</u> has recently been launched where residents are invited to 'let them know what you think of their service delivery'. The survey available online will run until the 12 th October. A link to the survey is available on the PC website www.rotherwick.org.uk and via QR codes on posters within PC noticeboards.
(b)	<u>Rotherwick News</u> members will consider what, if any, monthly inclusions might be helpful. The recent requested submission was cut down as considered too large resulting in excessive printing costs. The PC remains committed to promoting amongst residents its website 'Receive PC Updates' to establish direct communication.
(c)	<u>Broken Fence near Primary School</u> has been repaired by Hampshire County Council.
(d)	<u>Wedmans Lane</u> - The lack of verge maintenance along some sections was noted. This appears to follow HCC's request to all residents that 'verge protections' i.e. stones, posts were removed.
(d)	<u>Information Boards</u> sited at the 'pumping station' and 'opposite The Falcon' have failed with areas of rotten wood. The one opposite The Falcon may be repairable whereas the one near the pumping stations is beyond repair. Discussion took place whether they were still of value given Apps now being more readily available. It was agreed to obtain quotations for repair/replacement and review again.
(e)	<u>HDC Enforcement</u> - The PC remains engaged with the HDC Enforcement Officers on four areas of unauthorised planning concerns within the Parish (a) <u>The Falcon</u> - unauthorised fencing blocking safe exiting from the car park. Following concerns raised by the PC 12-15 months ago HDC Enforcement Officers have attended site and engaged with the owner on a number of occasions. Outcome awaited. (b) <u>Lees Farm</u> - replacement sheds appear to be outside of existing consents. Following concerns raised by the PC Enforcement Officers have attended site. Outcome awaited. (c) <u>Hook Road</u> - Unauthorised gateway onto the 60mph highway remains unaddressed and, following new ownership, hardstanding work has been

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	undertaken. Following concerns raised by the PC HDC Enforcement Officers attended site. Given the owner's retrospective planning history at their Hartley Wintney site the PC's request for a Stop Order was refused by HDC. A retrospective planning application 26/01466/FUL for change of use has since been submitted. (d) <u>Hook/Reading Road</u> - Unauthorised tree clearance being undertaken. Following concerns raised by the PC Enforcement Officers attended site. An application for change of use has since been submitted which the PC have commented on 26/01194/FUL as above.
45/26	DATE OF NEXT MEETING is confirmed as Wednesday the 21 st October 2026 at 7.30 p.m. and will be held in Rotherwick Village Hall.

The meeting closed 21.26