

DOGMERSFIELD PARISH COUNCIL

Meeting of Dogmersfield Parish Council with Fowler Architecture and Planning Limited

Monday 10th September 2018

4pm, The Church on the Heath, Elvetham Heath

In attendance:

Mike Fowler (MF)	FOWLER ARCHITECTURE AND PLANNING LIMITED
Cllr Geoff Beaven (GB)	Dogmersfield Parish Council
Cllr Alastair Clark (AC)	Dogmersfield Parish Council
Cllr Graham Chisnall (GC)	Dogmersfield Parish Council
Cllr Brian White (BW)	Dogmersfield Parish Council
Helen Wright (HW)	Clerk to Dogmersfield Parish Council

To be discussed: **Chatter Alley**

MF outlined the revised scheme to the meeting, the significant changes being that the number of houses has been reduced to four and that the car parking area would be permanently available for community/school use in its proposed location.

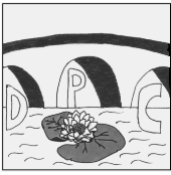
The car parking area now all falls within the control of MF's clients, and there would be a 'buffer strip' outside the application site which would provide access to the agricultural land to the rear. It was noted that there would be no access to the fields behind Chatter Alley via the car parking area.

MF believes that this provides greater certainty regarding the ongoing provision of parking spaces into the future, however the issue of the future ownership and management of this area requires clarification. If neither the Parish Council nor Hart District Council (HDC)/ Hampshire County Council (HCC) wish to take on this responsibility, then the owner would set up a Management Company to maintain this land, which would be formalised through a legal agreement.

Councillors expressed concern that the ongoing costs of owning/managing and maintaining the car parking area would be considerable, and that should the Parish Council take on the responsibility then residents would in reality be subsidising the school, as it would be the school primarily who would be using the parking area. It was noted that the demand in the village is for a school car park as opposed to a public car park.

Councillors felt that the cost of long term maintenance should be met through a fund set up under a Section 106 agreement, however MF commented that it would not be possible to raise the amount needed as a levy on only 4 new houses.

The driveways within the scheme would cause approximately 6 parking spaces along the roadside to be lost, although the car parking area more than compensates for this as it would accommodate 20 vehicles, and it would be beneficial to the flow of traffic to reduce the number of parked cars on the roadside.



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It was noted that HCC are not interested in taking on responsibility for the car parking area as it would accommodate parking for 20 vehicles, and for a school the size of Dogmersfield Primary School the number of car parking spaces HCC would normally accommodate would be 7.

MF confirmed that the surface of the car parking area would probably consist of hoggin or scalpings. It was noted that the entry to the area would be the width of 2 cars, and Councillors commented that a wider entrance would be beneficial. The need for barriers, both height-restrictive and otherwise, was confirmed in order to prevent unauthorised use of the area.

Councillors agreed that careful consideration is required of the implications of taking on responsibility for the car parking area, and the consequent costs and liabilities of doing so, although the resulting retention of control of the area would be beneficial.

It was noted that the scheme would undermine the sense of openness in the village.

MF stated that a detailed public exhibition of the revised proposed scheme is scheduled to be held on 19th September at the school, and that households will receive a mail drop to notify them of the event in advance.

No further points were raised.