**Cadnam Farm Liaison group meeting 26/4/2017**

Notes

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| **Organisation** | **Name** | **Present / apologies** |
| Persimmon Homes | Karl Endersby – Technical Director | ✓ |
| Steve White – Site Manager | ✓ |
|  | Paul Coombes – Contracts Manager | Apologies |
| Martin Grant Homes | John Matuszewski – Planning and Technical Director | ✓ |
| Gordon Parry – Contracts Manager | ✓ |
| East Hampshire District Council | Cllr Dean Phillips – Portfolio Holder, Alton | Apologies |
| Cllr David Orme – Ward Cllr, Alton Wooteys | Apologies |
| John Geoghegan – Community Officer | ✓ |
| Heather Gee/Ashton Carruthers – Planning Compliance | Apologies |
| Alton Town Council | Cllr Peter Hicks – Leader  | Apologies |
| Cllr Graham Titterington – Ward Cllr, Wooteys Ward | ✓ |
| Cllr Derek Gardner – Ward Cllr, Wooteys Ward | Apologies |
| Alton Eastbrooke & Wooteys Residents Association | Peter Field – Member | ✓ |
| Upper Anstey Lane & Old Odiham Road Residents Association | Sue Bottomley - Member | ✓ |

1. Introductions

Members of the meeting introduced themselves.

1. Notes from the previous meeting and outstanding actions

Regarding the insetting of the disabled parking bays into the grass verge, Persimmon were keen to go ahead with this, but require HCC Highways approval. They were trying to get this agreed as part of the “Section 278” works but the timing depends on HCC.
There had been a misunderstanding regarding the temporary closure of Upper Anstey Lane. There is a temporary closure of UAL in place for six months. The developers had hoped to open the road up again earlier than that to pedestrians and cyclists, but there have been some delays with service providers which has meant that access has not been possible. It was hoped the temporary closure would be lifted by the end of May for pedestrians and cyclists but this could not be guaranteed as health & safety considerations need to be taken into account. It was also clarified that it was not the intention to open the road back up for through traffic for motorised vehicles as the developers were seeking to get the permanent closure works in place as soon as possible subject to HCC approval.

1. Update on developments

Currently, service trenches were still in place across the road at the bottom of Upper Anstey Lane, meaning access was not safe for the public to use. It was hoped this would be made safe for use again by the end of May and the temporary closure could be lifted early. Once the works to implement the turning heads had been authorised, Upper Anstey Lane would again be closed for at least 3 months to allow this work to take place. Following that, the road would be closed to through traffic permanently. There will be a Traffic Regulation Order in place to this effect.
On the Martin Grant Homes side of the site (the western parcel), 65% of roads and drainage had been implemented. A base coat of tarmac was being laid on the road on Friday 28th April. Brickwork had started on the show complex and MGH have applied for temporary access off of Gilbert White Way to those homes. The temporary traffic lights on Gilbert White Way were in place to allow Clancy Docwra to link the site to the services across the road. The water had already been connected but the gas was still in progress. This was necessary as there were Tree Protection Orders on some of the trees on the soft verge on the development side of the road, which prevents any digging taking place around those trees. The Section 278 works (adoptable highways works) had been delayed, but the on-site work was on time. MGH were still working to finalise ownership of the triangle of land at the western end of the site. The compound for MGH side of the site was now operational.
On the Persimmon Homes side, Steve White was taking over as Site Manager on 27th April. The loop road had been put in but not finished; eventually Persimmon would operate a one-way system for site vehicles. The compound was marked out, but a temporary welfare unit would be used until the end of May, when the compound would be finalised. The first timber frames would arrive on site on 27th April, and a crane would be seen on site. The first slabs had been laid, The first occupation was still anticipated in August 2017.

1. Questions and concerns from the community

*Water Main issue*Residents asked whether the water outage in February was caused by construction work on-site. This was not the case, as the site was drawing water from below Gilbert White Way, and at any rate the dates did not match with the Cadnam Farm timetable. This outage could have been caused by another local development or local DIY work.

*Lorry access routes*Construction lorries had been spotted travelling down Old Odiham Road. A Hanson lorry was spotted, and was reported to MGH & Persimmon. However when investigated, it was not a lorry destined for Cadnam Farm, and may have been for another building, merchants, or development site. Residents were urged to continue capturing number plates and company names for any vehicles spotted using routes they should not. Sat-Navs may occasionally take drivers along the wrong routes. If there was a pattern, developers would be able to take action on it. Yellow AA-style signs that point traffic to “Oakland Heights” are sales signs, and may not mean anything to a delivery vehicle driver.

*Woodland Walk and Trim Trail*
Residents asked whether the plan was still to implement a woodland walk and “Trim Trail”. This was the case, and the walk would interlink with the existing footpath network at this part of the town. However the term “woodland” is misleading as it will not be a woodland habitat but is bordered by existing trees.

*Naming policy*The sales name of the two parcels of lands had been determined as Oakland Heights (Eastern plots, Persimmon Homes) and Maple Fields (Western plots, Martin Grant Homes). The road names had also been agreed with EHDC. The developers were happy to work with local schools on other matters associated with the development, for example naming or signage of the open green space or the walking routes were suggested.

1. Any other business

MGH offered to host the next meeting at their compound meeting room, which was gratefully agreed. This could be followed by a walk around the site

1. Date of next meeting

The date of the next meeting was agreed as Wednesday 21st June at 2:30pm at the site office. Parking was available on site, please bring sensible shoes. PPE would be available.