**Cadnam Farm Liaison group meeting 21/6/2017**

Notes

|  |  |  |
| --- | --- | --- |
| **Organisation** | **Name** | **Present / apologies** |
| Persimmon Homes | Karl Endersby – Technical Director | ✓ |
| Steve White – Site Manager | ✓ |
| Hussaini Giwa - Engineering | ✓ |
| 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 | ✓ |
| Ashton Carruthers – Development Inspector | ✓ |
| 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 | John 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

No issues were raised in respect of the notes. No specific actions were outstanding.

1. Update on developments

*Martin Grant Homes site*The main services were 70% installed on site. The roads were 100% complete on the site. The Section 278 works (works to existing highways) that had been undertaken were now open. Two homes on site were rooved and being first fixed.
 *Persimmon Homes site*There had been some hold-ups with getting the services on-site which had now been resolved. The compound had been organised and should be occupied in two weeks. The car park was being expanded, and the sales cabin was in place. Two homes were rooved already, four more would be this week. Tradesmen were currently first fixing the first house. Water was also now on-site, and the substation was in place.

The 1st occupation at the Cadnam Farm development was still anticipated for August 2017.

1. Questions and concerns from the community

*Access along Upper Anstey Lane*Residents asked about the re-opening of Upper Anstey Lane following the temporary closure, raising concerns about the safety of the route particularly in areas with no passing places. The developers had not wanted to re-open the route before the permanent closure was authorised, but Hampshire County Council were keen to re-open the road. A partial re-opening, to pedestrians and cyclists, would not have been sanctioned by HCC. There were still “road closed” signs on Old Odiham Road coming towards Alton. The permanent closure of UAL was dependant on HCC approving the plans for the turning heads, which had taken some time. This would now be dealt with under Section 38 of the Highways Act rather than Section 278, which may help speed things up, but realistically the developers thought it might take 3 months to get approval. Roadworks within the boundary of the site could start at any time as it was private land, although this would carry a risk for the developer if HCC then refused to approve the plans and the roads needed altering.
**Action: Sue Bottomley to contact HCC Highways department to raise concerns over safety and request swift action on the permanent closure of UAL.**

*Site vehicle access*Now that there was good access into the site itself, HGVs would be able to get further into the site and so not impact as much on local residents.

*Woodland Walk and Trim Trail*
Residents asked whether there would be access to the footpaths from Gilbert White Way, and the developers confirmed there would be several access points. The Trim Trail would still go ahead, and delivery of this was linked to the occupation of the 100th and 150th open market home.

*Disabled parking spaces*The developers had permission to put the bays back where they were, but were still hopeful of setting them into the verge. This would be subject to approval from HCC Highways. In time, there would be another closure to top the road, which is when any alterations to the verge would take place.

*Issues from Gilmour Gardens*
Several issues had been raised from residents in Gilmour Gardens to Planning Enforcement at EHDC. The issues included:

* Noise for six days a week from builders
* Vehicle reversing noise
* Early starts
* Booms from trucks unloading
* Construction workers shouting & swearing
* Blaring music from on site radios
* Trucks and lorries thundering up the road
* Sales Hut Generator noise

The concerns had been passed to the developers for inspection and resolution, although there was an acceptance that certain disturbances were inevitable. Reversing beepers, for example, were essential for site health and safety. These issues are exacerbated by the proximity of building work to the perimeter of the site.
**Action: Steve White to speak to relevant staff about shouting & swearing and radio noise.**
The generator at Persimmon’s site was moving to the sub-station and should no longer be an issue. A mains supply would be in place there in 4-6 weeks, and already was in operation at Martin Grant Homes’ site.
A water bowser with sprinkler would be at the Persimmon site in the next couple of days which should alleviate dust pollution.
Steve White was keeping tight control on working hours at the Persimmon site. No work would start before 8 a.m. This time constraint related to construction work only, so residents would see workers arriving before that ready to start at 8 a.m., site inspections etc, but no construction work.

1. Any other business

The Finnimore Pavilion would not be available for use after 1st July. 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 which was postponed given the heatwave.

1. Date of next meeting

The date of the next meeting was agreed as Wednesday 23rd August at 3:30pm at the Martin Grant Homes site office. Parking was available on site, please bring sensible shoes. PPE would be available.