

Sleepers Hill Association

Annual General Meeting 17th November 2013 at 12 Noon

John Stripe Theatre, Winchester University.

Minutes.

Present. Paul Barlow Chairman, Christine Wallage Hon Secretary, Don Midgley Treasurer, Sally Pfiffner, Nerina Hendrikse, David Matthews, Jacky Matthews, Clive Tulloch, Tessa Tulloch, John Fisher, Sue Fisher, Derek O'Neill, Patrick Geraerts, Jane Penty, David Lennon, Suzie Boon, Nick Schulkins, Sandra Schulkins, Rolf Stahel, Ewa Stahel, Bruce Royston-Smith, Jan Royston-Smith, Denise Weston, Jackie Gibson, Izzy Matthews, Bish Osborne, Steve Osborne, Jeremy Ouvry, Lesley Cranham, Jill Bath, Joyce Yip, Christopher Croft, Bob Jones, Trevor Burke, Norman Wallage.

1. Apologies. Tim & Pamela Jones, Peter & Margaret Gilliat, Tony Ayres, Stephen & Chrissie Hart, Tina Barlow, Hugh Jeffreys, Maurice & Linda Harker, Ian & Barbara Ferguson, Penny & David Blunt, Peter & Flavia Bateson, Hamish Adair, Pamela Jones, Sue Ouvry, Chris Wintrell.

2. Welcome to new members.

Ian Morris	Milnthorpe
Trevor & Rosie Turtle	Jubilee House
Jeff & Joyce Yip	Little Snakemoor
David Lennon & Suzanna Boon	Ty Bryn

3. Minutes of last meeting.

Adopted unanimously without amendment.

4. Matters Arising.

4.1 Status of LADS. Chairman stated that local Councillor Fiona Mather has confirmed that LADS continues to remain in force.

4.2 Wheel Clamping. At present there are no parking problems – wheel clamping is now illegal. However if problems arise we will look at employing a registered company to monitor and issue parking tickets.

4.3 Maintenance. Covered in Chairman's Report under item 5.5 below.

4.4 Proposed Pedestrian Crossing on Romsey Road. Covered in Chairman's Report under item 6 below.

5. Chairmans Report.

5.1 The Chairman thanked the University for the use of the venue for this AGM.

5.2 Chairman also thanked members of the committee for their work during the past year.

5.3 Finance – see Treasurers Report.

The Chairman advised that fees have been kept at £50 for 2013/2014 however they will possibly be increased next year.

5.4 The Day House. Alfred Homes have had their revised scheme approved by Winchester City Council. The development now comprises two properties downhill from the Day House and one executive house opposite. Preparation of site is expected to commence before Christmas and the main construction works are due to start January 2014.

There are likely to be issues with parking; the prime aim is to retain pedestrian safety keeping the road safe, mud off the road and parking of contractors' vehicles to a minimum.

Alfred Homes have asked for a nominated liaison person from the Hill. The Chairman requested a volunteer from nearby neighbours. Alfred Homes are making a £5000 contribution to SHA for the inconvenience incurred.

There are also proposed building works due to take place at Charis Holt and Neatham. These projects will also generate additional vehicular traffic.

5.5 Drainage. The Chairman advised that the Roads Consultant appointed by the SHA has produced a report suggesting the best way to improve drainage towards the lower end of the hill. It includes creating soakaways at three points on the verges – i.e. take out soil, filling with shingle and covering with a membrane and then reinstating the current surface. It also includes improving the flow of storm water in the verge across the road from Bickleigh. The estimated cost is 10K – 15K.

Alfred Homes have agreed to include quotes for these soakaways with quotes they will be obtaining for their groundworks contract. These soakaways will be itemized separately and should be more cost effective for the SHA. If the quote considered good value the chairman will circulate it to all residents. David Matthews questioned point of installing drainage while tons of leaves are still coming down the road Trevor Burke stated he had seen a person at the top of hill blowing leaves across the road. Jeremy

Ouvry stated there should be no hard landscaping without catchment being installed. The Chairman replied that new paved parking areas outside properties now required planning permission.

David Matthews and Nerina Hendrikse and Patrick Gereats expressed concern about possible damage to the road surface caused by heavy vehicles involved in the construction of the Day House site. Various proposals were put forward to survey the road surface before and after the construction works. The Chairman said that it may be difficult to attribute damage to any particular vehicle but if residents witnessed damage to the road surface they should report it.

Jeremy Ouvry stated it would be very difficult to tie down any particular contractor causing damage to road.

Steve Osborne suggested members should be vigil with mobile phones if they see damage being caused by lorries. Norman Wallage drew attention to the 7.5 ton limit on hill. Bish Osborne noted that the large refuse lorries operating on behalf of the Council may contribute to the damage. The Chairman said we would need to live with the situation and warned that there was bound to be some inconvenience in the coming months and it was important to maintain a good line of communication between residents and the developers.

5.6 Charis Holt. Developers have applied for outline planning consent for four executive houses. If planning for Day House had not been altered to reduce the number of home by four then the number of new houses permitted under LADS would have been exceeded.

5.7 The Chairman requested that frontagers keep overhanging trees cut.

5.8 Highcroft. When Barretts owned the land they assumed responsibility for their frontage to the centre of the road. The freehold has now been sold and the new management company is only accepting responsibility to their fence. They are no longer contributing £500 to SHA giving the reason that their residents don't use the Hill.

5.9 A number of members expressed opinions regarding road ownership. It appears that members Deeds differ with regard to wording on ownership of the road and the Chairman accepted there is an issue on this subject. Don Midgley said frontagers have implied ownership to centre of the road. Jeremy Ouvry said frontagers are responsible unless they can prove otherwise. Nick Schulkins stated that Kings Crescent has assumed responsibility. The Chairman said he would try to get Highcroft to take more responsibility.

6. Proposed Pedestrian Crossing on Romsey Road. Over 250 signatures and letters have been collected in support of a crossing including letters from Kings School & Westgate School. County Councillor Fiona Mather is supportive and a meeting should take place in the next 3-4 weeks with the HCC roads engineer. Sally Pfiffner requested that anyone with children in local schools to encourage the head to write in support.

7. Annual Party. We are looking for a venue for this year's SHA summer party so that this important event in the social calendar can continue. Would any resident who would be willing to offer the use of their garden please let the Chairman know.

8. Treasurers Report.

Don Midgley advised that 105 properties currently contribute to the Association.

Highcroft Estate is no longer going to contribute £500 per annum as they have done for the last 4 years. Their case rests on their residents not using Sleepers Hill.

The maintenance expenditure of £826 was spent on drainage improvements rock salt and grit bins.

Bank Balance - £ 10185.00

Sue Organ – Hon Auditor is standing down. Paul Barlow expressed thanks for her work.

Patrick Geraets volunteered to take position of Hon Auditor.

Carried unanimously.

9. Election of Committee members.

Paul Barlow Hon Chairman and Christine Wallage Hon Secretary Stood for re-election.

Carried Unanimously.

Committee members standing for re-election. Tim Jones, Derek O'Neill, Nick Schulkins, Hamish Adair.

Carried Unanimously.

10. Neighbourhood Watch. There was nothing of importance to report. Matt is now standing down therefore a replacement is required.

11. AOB. David Matthews said that some residents had experienced problems regarding positioning of water meters and the water company seemed to be taking an inconsistent approach. Also if pipes went under other people's property there was uncertainty regarding responsibility. He wished residents to be aware of this

It was suggested that normally the pipe between the main stopcock and the house is the home owners responsibility.

John Stanning suggested if a pipe carrying your water is under other peoples land you should have an easement in place.

Meeting Closed at 13.05

