BEECH PARISH COUNCIL

Clerk: Louisa Thomson
E-Mail: clerk@beechpc.com

Minutes of the Meeting Monday 21st September 2026

PARTICIPANTS :

Councillors	Clerk	Members of the public
Kim Eakers - Chair Alana Coombes Tony Ransley Graham Webb Nikki Pickard	Louisa Thomson	Hampshire County Councillor Antonia Cox

26.085 APOLOGIES FOR ABSENCE
Apologies were received and accepted from Councillors Ruth Duffin and Ingrid McCormack.

26.086 CONFIRMATION OF MINUTES – **UNANIMOUSLY RESOLVED**
The Minutes of the Council meeting held on 20th July 2026, copies previously circulated, **Proposed as a true record by Graham Webb, Seconded by Alana Coombes, UNANIMOUSLY RESOLVED.**

26.087 REPORT FROM COUNTY COUNCILLOR ANTONIA COX
Former County Councillor Mark Kemp-Gee has sadly passed away, having retired earlier this year after more than 20 years of service.

Both the bridleway crossing point and the Wellhouse Road to Bushy Leaze Wood crossing point on Mestead Road need driver warning signs, Antonia will follow this up with Hampshire Highways.

Local Government Reorganisation has been dropped for the time being. East Hampshire District Council and Parish Council elections will take place in May 2027.
Devolution will still take place, taking power from central government and making it more local.
Planning will become more strategic with East Hants potentially not having to take such a big housing target outside of the National Park.

There is still Councillor grant funding available which the Parish Council could apply for anything fitting the criteria set out on the Hamphsire County Council website.

26.088 PLANNING - Council considered five planning applications, their comments to be forwarded to EHDC.

a) EHDC-26-0858-HSE — Harland, 33 Wellhouse Road, Beech
Two storey side extension, internal alterations and façade changes to the front, rear and side elevations. Minor front landscaping alterations.
Proposed Nikki Pickard, Seconded Alana Coombes, UNANIMOUSLY RESOLVED: Beech Parish Council has no objection to planning application EHDC-26-0858-HSE provided that a condition is attached to planning permission, for the prior approval of all new materials, to ensure compliance with the Beech Neighbourhood Plan Policy BPC07(a).

b) EHDC-26-0737-LDCE — LAND NORTH OF LOWER PARK FARM Abbey Road, Medstead
Lawful Development Certificate for Existing Use or Development - The application relates to the following existing development on the land: 1. a 30 ft timber workshop/shed used for the storage or farm equipment and related items; 2. a 50 ft articulated lorry trailer used for the storage or farm equipment and related items; and 3. use of this land in this part of the site for farm equipment and storage.
Proposed Graham Webb, Seconded Nikki White, (Tony Ransley abstained) RESOLVED: Beech Parish Council has no comment to make on this application.

c) EHDC-26-0980-HSE — BUENA VISTA, 70 Wellhouse Road, Beech
Infill of existing detached carport walls to form enclosed secure garage.
Proposed Graham Webb, Seconded Alana Coombes, UNANIMOUSLY RESOLVED: Beech Parish Council has no objection to this application.

d) EHDC-26-0933-FUL LAND ADJACENT TO 122 Medstead Road, Beech
Construction of a detached dwelling with associated parking and landscaping, utilizing the existing driveway access from Medstead Road.

Proposed Graham Webb, Seconded Alana Coombes, UNANIMOUSLY RESOLVED: Beech Parish Council objects to this planning application on the following grounds:

1. It breaches Beech Neighbourhood Plan Policy BPC07(b) in that the house is positioned too close to the boundary with No.122 Medstead Road, therefore having an excessively adverse effect on the privacy and outlook of the occupants of No.122 Medstead Road. In our opinion this could be mitigated by moving the house westward to the centre of the plot, significantly further away from that boundary, and by replacing or augmenting that boundary fence with trees, hedging and/or other vegetation (see below).

2. It breaches Beech Neighbourhood Plan Policy BPC07(c), which states that the plot should be enclosed, preferably by hedgerows. Currently there is no 'green' boundary to the west of the plot (bordering the driveway to No.140) or to the east of the plot (where there is a close-board fence bordering No.122 Medstead Road).

Any eventual planning permission should include equivalent planning conditions to those attached to the permission granted to application no. 59292, dated February 2022, for a detached house on the same site.
Those conditions are to ensure compliance with the Beech Neighbourhood Plan and should include:

- Prior approval of materials - Policy BPC07(a).
- Prior approval of tree and hedge boundary treatments for the east and west plot boundaries, with a view to enhancing mutual privacy with neighbours - Policy BPC07(c).
- Retention of hedges and trees along the boundary fronting Medstead Road, and as many as possible of the other trees on the site - Policy BPC07(b)&(c).
- Prior approval of drainage measures to prevent the discharge of surface water onto Medstead Road or neighbouring properties (all run-off from hard surfaces to soak away on the site).
- Any driveway gates should not be of high solid construction - Policies BPC07(c) and BPC10(b) - and should be positioned far enough away from the carriageway so that entering vehicles can pull off the carriageway whilst waiting for the gates to be opened.

e) EHDC-26-0964-FUL WOODLAWN, 104 Medstead Road, Beech
Construction of a detached 3-bedroom dwelling.

Proposed Graham Webb, Seconded Tony Ransley, UNANIMOUSLY RESOLVED: Beech Parish Council has no objection to planning application on the basis that it is identical to previous permitted application 31446/005, provided that all of the conditions attached to application 31446/005 are attached to any new planning permission.

26.089 BEECH NEIGHBOURHOOD PLAN
The Working Group have a meeting scheduled with EHDC for the 6th October. EHDC should start work on their new Local Plan by the end of 2026 which may have implications for housing number allocations for the Beech Neighbourhood Plan.

26.090 BEECH ROAD AND FOOTPATH SAFETY WORKING GROUP
a) Bridleway 704 resurfacing project is near completion.
Proposed Graham Webb, Seconded Tony Ransley, UNANIMOUSLY RESOLVED: to approve the Drainage Enhancement Variation order for £2,148.
b) Bus Bay – PJ Grace have completed the clearance and planting will commence in October.
c) Project Status Report attached Appendix A.

26.091 20MPH
Proposed Graham Webb, Seconded Alana Coombes, (Tony Ransley abstained) RESOLVED: to apply to Hampshire County Councillor Antonia Cox for grant funding for £875, initial application fee for the Community Funded Initiative scheme.

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26.092 AUTOSPEEDWATCH CAMERA AND SPEED INDICATOR DEVICE

a) Monthly report attached Appendix B.
b) Update from Tony Ransley - Six MP's are pushing for action on frequent speeders. A draft letter from Tony Costigan and Tony Ransley has been sent to Damien Hinds to be passed on to the Minister.
Following the ASW reports the Police have attended Basingstoke Road several times.

26.093 SPEED INDICATOR DEVICE (SID)

Proposed Tony Ransley, Seconded Alana Coombes, UNANIMOUSLY RESOLVED: to confirm the extended warranty costing £199 plus VAT.

26.094 HIGH SPEED INTERNET

a) Report attached Appendix C.
b) i) Kim Eakers will write to Damien Hinds on behalf of the Council asking for his assistance in securing a more precise statement on the planned availability of Openreach FTTP for Beech residents.
ii) Item postponed.

26.095 GRANT APPLICATION

Proposed Graham Webb, Seconded Alana Coombes, (Nikki Pickard abstained) RESOLVED: Not to approve the grant application from Tyler's Trust for £300, Council have already earmarked some of the grant budget and any remaining funds should be given to more local causes.

26.096 PUBLIC QUESTION TIME

Proposed Graham Webb, Seconded Nikki Pickard, UNANIMOUSLY RESOLVED: Not to accept email questions from Residents, except in exceptional circumstances, residents are expected to attend the meeting so a full discussion can take place.

26.097 ACCOUNTS 2025/2026

Proposed Tony Ransley, Seconded Graham Webb, UNANIMOUSLY RESOLVED:

a) Council confirm receipt of Conclusion of Annual Review and no action required following the matters arising.
b) Council the Conclusion of Audit Notice will be published from 30th September 2026 to 30th October 2026.

26.098 ACCOUNTS 2025/2026

Proposed Tony Ransley, Seconded Graham Webb, UNANIMOUSLY RESOLVED that the following payments are approved, payments will be authorised by Graham Webb.

a)	Clerk's Salary (September 2026)	£916.93
b)	Clerk's Expenses (September 2026) (Including Information Commissioner renewal)	£80.00
c)	Hampshire Pension Fund (Clerk's pension September 2026)	£237.65
d)	HM Revenue & Customs	£241.83
e)	DCK Accounting Solutions Ltd – Monthly Payroll processing	£38.28
f)	Beech Village Hall and Recreation Ground – meeting room hire	£24.76
g)	BDO LLP – Annual Review 2025-2026	£378.00
h)	Malcolm Ward-Close – Bus stop plants	£407.80
i)	PJ Grace – Bus stop clearance	£906.00

26.099 CLERK'S SALARY

Proposed Alana Coombes, Seconded Nikki Pickard, UNANIMOUSLY RESOLVED: to approve the Clerk's pay increase of £0.55 per hour from 1st April 2026 as per The National Joint Council for Local Government Services pay agreement.

26.100 MEETING DATE - Confirmed the date of the next scheduled Council meeting as Monday, 19th October 2026 at 7pm with Public Question Time non-agenda items at 6.45pm.

CLOSURE OF MEETING - Chairman thanked all present for their attendance and closed the meeting at 9.15pm

signed: .....
Chairman Beech Parish Council
date: 19th October 2026