

# Hamstead *Hornet*

Hamstead Marshall's quarterly newspaper since 1996

December 2024

**issue no 112**

## LOCAL LINKS

[Parish council](#)

[Community market](#) FB

[Dogs Trust at Plumb's Farm](#)

[Good Hope Farm](#)

[HM Wildlife Group](#) FB

*Whatsapp groups*

**Community** chit-chat, news, tips, alerts, requests. Contact [Sarah Stevenson](#)

**HM Growing Tips** gardening triumphs and disasters. Contact [Lanie Allen](#)

**White Hart and Elm Farm gain planning permission**

**Power down**

**Mobile library to be immobilised?**

**Where's our local social life going? and**

**What are we left with?**

**Planning applications**

**Property on the market**

**What's on in the village**

## White Hart and Elm Farm gain planning permission

**Two major village planning applications – one strongly contested, the other less controversial – have been approved by WBC.**

The owner of the White Hart, Stella Coulthurst, was successful in her second attempt to gain permission to change the pub into four dwellings based on the existing buildings. WBC approved the application on 24 October. The [Save-the-White-Hart](#) campaign has conceded defeat.



When her first application was made in 2016, the owner's plan had been to retain ownership and rent out the dwellings. This application was refused and turned down on appeal. This time, her intention is to offer the site for sale with the redevelopment permission, probably in 2025. The conversion design, she says, will not greatly alter the outward appearance of the buildings already on site.

One month earlier, WBC approved the plan to build a new house on the site of redundant farm buildings at Elm Farm, which for centuries had been the chief farm in the village before being taken over around 1980 by the Organic Research Centre, which broke up the farm and sold it off in 2019. The new owners converted the former farmyard and organic research laboratory into residential accommodation, in addition to modernising the farmhouse separately for rental.



*The house which will be built on the site of modern barns.*



A year or so later, they bought the adjoining corner site, on which stood the former White Hart skittle alley until demolished earlier this year. Housing permission had already been granted to this site, and a small house is under construction.

The two sites facing each other across the Kintbury Road look set to create a combined total of eight households where formerly there were two. This might be seen as ironic in the light of a Kintbury publican's verdict on Hamstead Marshall's failure to support a village pub: "Not enough chimneys".

## Power down

Storm Darragh hit Hamstead's power supply soon after midday on Saturday 8 December. Power returned for a brief hour later in the afternoon, only to go off again, plunging the village and surrounding area into chilly darkness as nearly-the-longest night set in. Reconnection was tentatively promised by SSEN for midnight, but few people were surprised when this did not happen. It was not until 3.30pm on Sunday that Chapel Corner's power came back on stream, later followed by Ash Tree Corner, Holtwood and, close to midnight, the mill area.

The storm felled trees in several local areas, some of them bringing overhead cables down with them. Maintenance was delayed while the wind was too high for cherry-pickers to operate safely. Meanwhile, Watery Lane residents also had to contend with reduced water pressure.

SSEN contacted the over-80s and vulnerable households by text and email, but was unable to reach those without mobile phones. A welfare station supplying hot food was set up at East Woodhay village hall on Sunday. The neighbourhood Whatsapp fairly fizzed with reports, comments and a blizzard of overworked emojis.

Local opinion generally applauded the efforts of SSEN to reconnect the village as rapidly as possible under difficult conditions. Anne Budd, chair of the parish council, is seeking to engage with the company to thank them for their efforts and to discuss future provision for vulnerable households.



## Mobile library to be immobilised?

WBC's mobile library has been visiting the village at three-weekly intervals for decades, but the service now looks set to be axed. The current vehicle is coming to the end of its life, and the council is minded not to lay out the £200,000 cost of a replacement electric vehicle, and the £42,000 annual running cost of the service. It's argued that Kindles and ebooks have combined with a decline in reading habits to make the service less necessary than it once was.

The proposal is to discontinue from April 2025, and to replace the mobile service with "a range of more effective library service options." This seems principally to consist in expanding the volunteer-based **At Home service**, whereby housebound users may register their reading interests and have a collection of books delivered regularly to their homes. Community outreach (visits to preschools, community cafés etc), pop-up libraries (funded by individual parishes) and more ebook provision are apparently also under consideration.

**If you have an opinion on this you can have your say [here](#) in a survey, but hurry: the survey closes on 23 December.**

## Where's our local social life going?

**The social life of Hamstead Marshall looks threatened by the decline of several events and institutions. Not all of them are irreversible.**

The **White Hart** has been closed for two years following a decade of intermittent operation and failure. Now it will definitely not reopen.

**St Mary's Church** no longer holds regular services, having withdrawn from the benefice in which it was grouped with Enborne, Kintbury, West Woodhay, Inkpen and Combe. (Enborne has already broken off to join Newbury St John's.)

The Oxford diocese requires a three-figure payment for each service held in the church, most of which were attended by no more than a handful of worshippers.

When this threatened the financial viability of St Mary's, the parochial church council organised various fund-raising events such as jazz

evenings and talks, which were enjoyed and supported by many local people, but this was not enough.

The PCC has for some time been seeking permission to withdraw from the benefice and diocese in order to "vest" St Mary's with a church conservation charity, but the wheels of CoE diocesan admin grind exceedingly slowly.

Meanwhile, the Kintbury vicar has notional pastoral responsibility for Hamstead souls, but she's largely unknown within the village.

**Hamstead Parish Council** should comprise five councillors, but with two resignations this year (Kevin Barbey and Liz Copas) it is now down to three – the bare minimum. If just one is unable to attend a meeting, no business can be transacted.

**With no parish council Hamstead would have no corporate say in WBC decisions affecting the village**, and no access to CIL funds such as were used recently to offer a fully-subscribed first-aid course in the village hall.







**Elm Farm** under Organic Research Centre ownership used to host fairs, markets, barn dances and public meetings for village people in the grand eighteenth-century barn. However, farming and organic research ceased to be viable here four years ago. The land was sold off, and the farm buildings converted to private residential occupation.

**Hamstead Marshall & Enborne**  
*HORTICULTURAL SOCIETY.*  
 PRESIDENT: J. BISHOP, Esq.  
 THE  
**FIRST SHOW**  
 Of the above Society will be held in the Grounds of  
**HAMSTEAD PARK.**  
 On **Wednesday, August 10th, 1910**  
 (By kind permission of J. Bishop, Esq.)

**THE WOODHAY (St. Martin's) BAND**  
 Has been engaged, and **DANCING** will take place  
 on the Lawn from 7 to 9 p.m.

**Williams' Roundabouts & Swings** will be in attendance.

**SPORTS PROGRAMME:**

1	50 YARDS FLAT RACE, Boys under 10.	
2	Ditto ditto Girls under 10.	
3	50 YARDS BUN RACE, Boys under 10.	
4	100 " BOOT RACE, Boys under 11.	
5	50 " EGG & SPOON RACE, Girls under 14.	
	Useful Presents will be given as Prizes.	
6	120 YARDS HURDLE RACE, lads	Prizes.
	under 14	4, 2, 1-
7	POTATO RACE	3, 1, 6
8	ONE MILE WALKING RACE,	
	Open	5, 3, 2-
9	BICYCLE RACE for Men, Open	5, 3, 2-
10	QUARTER-MILE FLAT RACE,	
	Boys under 18	3, 2, 1-
11	SACK RACE	3, 2, 1-
12	SLOW BICYCLE RACE for Ladies	3, 2-
13	HIGH JUMP, Open	3, 2, 1-
14	OBSTACLE RACE, Open	5, 3, 2-
15	LONG JUMP, Open	3, 2, 1-
16	THROWING CRICKET BALL	A New Ball
17	ONE MILE FLAT RACE, Open	5, 3, 2-
18	WOMEN'S RACE for TEA	
19	HALF-MILE RACE, Open	5, 3, 2-
20	MEN'S RACE for TOBACCO	
21	TUG-OF-WAR—Hamstead v. Enborne, Eight	
	Men at 2- each, 16-	

**The Sports will commence at 3 p.m.**  
 All Events not marked Open will be confined to the  
 Two Parishes of Hamstead Marshall and Enborne.  
 Entries will be received by the Sports Committee on  
 the Ground. Entrance Fee for Open Events 3d. each.

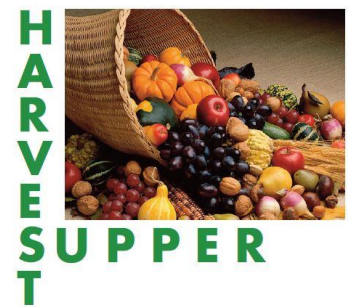
**Bicycles Stored, and Refreshments supplied.**

The **Enborne and Hamstead Marshall Garden Society** held what may be its last annual fruit and flower show in September 2024, and a Christmas social in early December. The present committee can no longer shoulder the burden of show organisation, and calls for new blood have so far gone unheeded. The society plans for 2025 include a spring meeting and a garden visit in the summer but, with no younger people stepping up to the plate, **the society could be wound up at the next AGM, after 114 years of existence.**





Hamstead's **Harvest Supper** was a popular tradition going back many years, more recently as a buffet meal with raffle or auction in the village hall each autumn.



**7pm Friday 4th October  
in the village hall  
£10 per person**

Sit-down buffet, with  
bar or BYO drink,  
and raffle

Tickets to be booked  
in advance with  
Sue Watts on  
soosy.watts@gmail.com  
or 01488 658932

Numbers strictly limited so  
preference will be given to  
village residents

**This year's modestly priced event had to be cancelled for lack of support.**

The village **Bonfire Night Firework Display**, attracting hundreds to the hall recreation field every year since about 2014, had to be cancelled this year for different reason: insurance provision was found to be problematic. Future bonfire nights hang in the balance while the situation is being investigated. Sue Watts, as chair of the village hall committee, will report to the parish council in the new year.

## So what are we left with?

**Hamstead Marshall Village Hall** is the last remaining venue where villagers can gather socially. The village hall management committee has lost two members (Peter Chaffey and Jane Arnold-Round) but Simon Moore has recently joined, and Geoff Watts is stepping into the breach next year. The hall has hosted a variety of activities – pub nights, quizzes, classes, talks, parties, society meetings – but these will only continue to happen if newer villagers play their part in keeping the hall going.

The **community market**, which has been held in the hall monthly since 2006, is continuing in 2025 under Lanie Allen with help from her husband Mike. Sue Watts, the joint-founder, is taking a well-earned retirement. Bread and eggs can be ordered in advance for collection, and there are refreshments, home-made preserves, cottage crafts and other goodies. Stalls are readily available to anyone with something to sell. More users would encourage more stalls, and more stalls would attract more users.

The **community café** is a relatively recent innovation by Anne Budd, Chris Moss and Liz Copas. Everyone's invited to free tea and cakes at the village hall on the last Thursday afternoon of the month. Funded by donations, the café has attracted its own regular clientele.

**Community carol singing** has been organised by Sarah and Mick Ward each year since the early 1990s. The spread-out nature of the village means that each area – Chapel Corner, Ash Tree Corner/Holtwood and Craven Hill/the mill area – has to take its turn to receive the itinerant choir raising money for charity. Anyone is welcome to join the singing.

The **Circle of Friends** was set up by Sue Watts as a group for women to meet monthly in the village hall for refreshments and a themed talk or demo. The group's Christmas party attracts even wider attendance.

**These enterprises tend to be run by older village residents, but in order to continue they need more support, occasional or regular, from newer and younger residents.**

**These are the people to contact if you'd like to get involved:**

**Village hall:** [Sue Watts](#)

**Community market:** [Lanie Allen](#)

**Community café:** [Anne Budd](#)

**Carol singing (19 December 2024):** [Sarah Ward](#)

**Circle of friends:** [Sue Watts](#)

**Parish council (clerk):** [Camilla West](#)

**E&HM Garden Society:** Penelope Lake 01635 48701



## Planning applications

*Details taken from the WBC planning portal on 7 December 2024. To see more details visit [this site](#) and search on the application number.*

### REFUSED

#### **Foxlee Farm, Holtwood RG20 0JH**

24/01181/CERTE validated 27 June 2024

Continuation of existing use as domestic curtilage.

Refused 2 September 2024

### AWAITING DECISION

#### **Elm View, RG20 0HW**

**24/02131/CERTE** validated 31 October 2024

Change of use for an area of land from agricultural to use as a residential garden

HMPC no objection.

#### **Barn House, Holtwood RG20 0JH**

**24/01463/HOUSE** validated 25 July 2024

Conversion of cart shed into kitchen and utility space, with associated internal and external alterations.

HMPC no objection.

#### **Fishery Cottage, RG20 0JD**

**24/02370/FULMAJ** validated 21 November 2024

Section 73: Variation of Condition (2) Approved Plans of previously approved application 23/01928/FULMAJ - Demolition of current dwelling to be replaced with larger dwelling, to provide storage space near the house. Demolition of the existing barn to be relocated and replaced with a smaller barn, separate for mini diggers and equipment to maintain the river banks. Shortening of fishpool.

### APPROVED

#### **Elm Farm, RG20 0HR**

**23/02550/FULMAJ** validated 7 November 2023

Demolition of redundant farmstead buildings, new house, relocated barn, change of use of field area for re-location of solar panels and significant landscape/biodiversity enhancement.

Approved 25 September 2024

#### **White Hart Inn, RG20 0HW**

**24/00582/FUL** validated 4 April 2024

Change of use to residential.

Approved 24 October 2024

#### **The Barn House, Holtwood RG20 0JH**

**24/01463/HOUSE**



Conversion of cart shed into kitchen and utility space, with associated internal and external alterations.

Approved 4 October 2024

### **Fishery Cottage, RG20 0JE**

**20/00320/FUL:** Demolition of current dwelling to be replaced with larger dwelling. Shortening of the southern fish pool. Demolition of the barn to be replaced with a new barn of the exact design and size.

Approved 16 September 2024

**24/00748/COND** validated 11 April 2024

Application for approval of details reserved by conditions 9 (SuDs), 10 (Written Scheme of Investigation), 11 (Building Recording) and 17 (Tree Protection) of approved 21/02912/FUL - Section 73 application to vary/remove conditions 2 (plans) and 3 (materials) of approved application.

Approved 16 September 2024

**24/01171/COND** validated 11 June 2024

Application for approval of details reserved by condition 15 (Ecological Appraisal) of approved 21/02912/FUL - Section 73 application to vary/remove conditions 2 (plans) and 3 (materials) of approved application 20/00320/FUL: Demolition of current dwelling to be replaced with larger dwelling. Shortening of the southern fish pool. Demolition of the barn to be replaced with a new barn of the exact design and size.

Approved 18 September 2024

**24/01043/COND** validated 22 May 2024

Approval of details reserved by Conditions (18) Tree Retention Plan and Protection Fencing, (20) River Corridor and (21) CEMP of planning permission 21/02912/FUL: Section 73 application to vary/remove conditions 2 (plans) and 3 (materials) of approved application 20/00320/FUL: Demolition of current dwelling to be replaced with larger dwelling. Shortening of the southern fish pool. Demolition of the barn to be replaced with a new barn of the exact design and size.

Approved 20 September 2024

**24/01753/COND** validated 3 September 2024

Approval of details reserved by Condition No. 11 (Building Recording) of Approved Application 21/02912/FUL: Section 73 application to vary/remove conditions 2 (plans) and 3 (materials) of approved application 20/00320/FUL: Demolition of current dwelling to be replaced with larger dwelling. Shortening of the southern fish pool. Demolition of the barn to be replaced with a new barn of the exact design and size.

Approved 2 October 2024

---

## **Property on the market**

**#3 Hamstead Mill:** a two-bedroom apartment is offered by Jackson-Stops, at a guide price of £425,000.

**#3 Elm Farm Cottages and land** offered as whole or in 3 lots, by Wilson Hill and BCM Winchester. A price of £335,000 is displayed online, but it is unclear to which lot(s) this applies.

**Lot 1:** 3-bedroom end-of-terrace dwelling, pasture land and pole barn in 6.65 acres, (occupation tied to those working, or last employed in agriculture).

**Lot 2:** 19.73 acres of pasture land and agricultural barn. Under offer.

**Lot 3:** 20.98 acres of pasture land, with access via Park Lane.

---

## What's on in the village

### December

**Sat 14**    **10.00-13.00**    **Community market, village hall**  
**Thu 19**    **14.00-16.00**    **Community café, village hall**  
**Thu 19**    **19.00**                **Village carol singing, meet at village hall**

### January

**Thu**  
**Sat 11**    **10.00-13.00**    **Community market, village hall**  
**Thu 30**    **14.00-16.00**    **Community café, village hall**

### February

**Thu 6**        **19.00-21.00**    **Circle of Friends, village hall**  
**Sat 8**        **10.00-13.00**    **Community market, village hall**  
**Thu 27**    **14.00-16.00**    **Community café, village hall**

### March

**Thu 6**        **19.00-21.00**    **Circle of Friends, village hall**  
**Sat 8**        **10.00-13.00**    **Community market, village hall**  
**Thu 27**    **14.00-16.00**    **Community café, village hall**

The *Hamstead Hornet* is published quarterly online, in March, June, September and December. Back copies can be seen on <https://www.hamsteadmarshall.net/social-life/hamstead-hornet/>. Readers who have supplied their email addresses to the editor receive a link as soon as each issue is posted. News stories are updated between issues on the [village website noticeboard](#). The *Hamstead Hornet* is edited and published by Penelope Stokes  
admin@hamsteadmarshall.net.