

ALBOURNE PARISH COUNCIL [2018]

Minutes of the meeting of Albourne Parish Council

held on: Tuesday, 6th February 2018, at 7.00 p.m.

Present: Cllr Graham Stafford (GS) – Chairman
Cllr Jerry Butler (JB) – Vice Chairman
Cllr Nikki Ernest (NE)
Cllr Heather Jordan (HJ)
Cllr Suzi Sawyer (SS)
Cllr John Drew (JD)

In attendance: Iain McLean (Parish Council Clerk), Councillor Judy Llewellyn-Burke (MSDC), Councillor Joy Dennis (WSCC), and 6 members of the public (for parts or all of the meeting).

- 1. (2018/011) – Councillor Stafford formally opened the meeting, welcomed those present, and received apologies for absence.** An apology for absence was received from Councillor Di Howard, and the reason accepted.
- 2. (2018/012) – Declarations of interest.** There were none declared on this occasion.
- 3. (2018/013) – Adjournment for any questions or issues raised by members of the public.** Concern was expressed about the number of vehicle accidents on the B2116 Henfield Road, around the High Cross junction with Twineham Lane, and the exit from Truslers Hill Lane. There have been at least five such incidents recently. It is considered that the speed limit is too high, and that the highway signage is not very clear, in terms of junction priority. The Clerk will therefore pursue the matter with Richard Speller at WSCC. It was reported that the fence is down at the Village Hall, and also one of the exterior lights is out. GS responded that the bulb is in fact being replaced straight after this meeting. It was reported that the Recreation Ground was badly ripped up recently by some contractors' vehicles doing reseeding work for MSDC on part of the rec. DH has further details, but MSDC needs to be asked to carry out appropriate reinstatement of the ground surface. The parliamentary debate (earlier today) on housing provision was referred to, and the feeling that there is a lack of local democracy in house building. An oak tree in Church Lane is down, and this has been reported to WSCC, as it is on highway land. It has tangled some power cables, but it will have to be up to WSCC to decide how best the tree is dealt with in terms of its removal. It may be that a replacement tree could be planted, but WSCC probably wouldn't go that far.

- 4. (2018/014) – Approval of Minutes.** The minutes of the Parish Council meeting held on 2nd January 2018 were duly approved and signed, as a true record, by the Chairman. Matters arising (see previous minutes) were the fact that the hedge has still not been done, and Cllr JLB reported that the unauthorised goalposts on the MSDC land, are being removed, and that the issue of the possible use of a property as a children's nursery is being investigated, in order to see if current rules and regulations have been complied with. However, it was noted that this is more likely to be a matter for WSCC.
- 5. (2018/015) – To receive reports (if any) from WSCC Councillor Joy Dennis (JD), and MSDC Councillor Judy Llewellyn-Burke (JLB).** Cllr JD said that she would also look into the road safety issue (above) with WSCC Highway Officers. On Speed Indication Devices, there is a suggestion that Parish Councils could club together and buy their own. It was agreed that APC would be prepared to go down a sharing route. It was noted that there may be an insurance issue. GS said that they would have to be much more effectively affixed, so as to try and prevent theft. On Broadband, there is a Government white paper in the spring, which may set out how rural communities can be helped. There may be some other funding sources, and it is possible that money from the Rampion (wind farm) project could be tapped into. She mentioned the avian flu issue, and that guidelines now apply to West Sussex for people who keep domestic poultry. On Firland, the planning application (see minutes of PC meeting held on 2nd January 2018) has not been decided, and there is an internal WSCC meeting shortly to determine the recommendation. NE asked if the consultations were complete, as there is no input from the Environment Agency as yet. On the granted planning application (see minutes of PC meeting held on 7th November 2017) there is no evidence that the local Liaison Group has been set up yet, nor that the applicant intends to appeal. NE asked whether there is any timetable for action, because contrary to the conditions, work has already started onsite. Is this going to be stopped? On the section 106 funding issue, JD said that there is no policy in place for this at present. Approval needs to be given to release the funds. She reported that WSCC's precept on Council tax for the next financial year is going up. NE asked if JD thought there was good value for money in WSCC at present. JD said that although there were frustrations from this being local government rather than business, that ultimately WSCC is doing a good job. Cllr JLB reported on the recently held policing workshop. She said that people needed to be aware of phone scams, and should be reported, as such activity is a crime. 999 calls can be used for suspicious vehicles. They may not always be acted on, but will be logged and cross referenced. On fly tipping, patrols are being increased in known problem areas. She asked that she be informed of any incidents in Albourne. She said that a list of all planning enforcement issues, and planning decisions, will now be sent to her on a weekly basis from officers. She said that the owners of Pear Tree Farm had appealed against the proposed enforcement action by MSDC regarding the storage of caravans, etc. (The Clerk had previously notified Councillors.) There was no action proposed regarding the issues at the Old School (see previous minutes), but that officers are maintaining a watching brief. A meeting is taking place soon to discuss what action MSDC is to take in respect of the 4 Oakvale Cottages issue, where the planning application was lost on appeal. On High Cross Farm, officers are satisfied that the landscaping requirements have now been met, and so the case has been closed. On the Horsham and Mid Sussex Equestrian Academy (HMSEA), the flood lighting issue is complicated by the fact that there are two

outdoor riding arenas. However, Cllr NE has been liaising with the planning officer, and it seems to be the intention to ensure that the lighting goes back to how it was previously. If the owner puts in any applications, retrospectively or otherwise, they would have to be dealt with in the usual way.

6. (2018/016) – Planning matters.

6.1 Four planning applications were considered, and the plans and relevant policies presented, and discussed. It was therefore **RESOLVED to comment to MSDC and to WSCC (on the second application) as follows:-**

PROPERTY	PROPOSAL	AGREED RESPONSE
AE/DM/17/5244 2, The Limes, Church Lane	Removal of existing conservatory, and replacement with single storey extension.	(This application has already been decided – consent granted, but it was noted that the PC would not have raised any objections.)
AE/DM/18/0025 Kings Head Stud, London Road	Full planning application for the erection of four detached dwellings, each with garaging, along with associated hard and soft landscaping works. To include new highway access to London Road. This application follows the granting of outline planning approval under reference DM/16/4516	Albourne Parish Council has a couple of comments on this application. We feel that the design of the 4 dwellings is somewhat unimaginative. This is a sensitive site in open countryside and in the local gap. The dwellings to the south are all of a similar period, but each of a slightly different design. We feel the row of 4, somewhat similar designed dwellings, is out of keeping with the area. On a specific design point on the buildings, it is unclear what the rather large expanse of glass on the front roof is supposed to be. We feel that if this is some sort of glass window then this is not appropriate, and should be removed.
AE/DM/18/0201 High Cross Farm, Henfield Road	Retention of existing storage container for a period of 5 years.	Albourne Parish Council objects to this application. The planning statement refers to a letter of support, but no such letter has been supplied with the application. It is noted that the application is for retention of the container for 5 years, but there is no explanation of what is being done to ensure it is no longer needed after the 5 year

		period. The container is unsightly, and in a prominent position clearly visible from the road in this rural area. Albourne Parish Council would like it removed.
AE/DM/18/0304 Rainbow Cottage, Truslers Hill Lane	Cart Lodge	Albourne Parish Council has no objections to this application, subject to conditions that it is for domestic use only, and should not be used for any commercial activity or vehicles.

6.2 On the Firsland Industrial Estate HGV issue, the planning issues have been discussed as above, under Cllr JD's report.

6.3 On the road survey issue, Cllr JD reported that following the preparation of a briefing note and specification, three firms had been asked to submit a proposal for carrying out the highway survey work. All three had submitted returns, and the Working Group, having considered them carefully, is recommending to the Parish Council, that the proposal from GTA Civils Limited be accepted. At the moment, the view is that only the first few elements of the scheme need go ahead. There was also a question as to whether Reeds Lane should be included. After discussion by members, the recommendation was duly proposed by Cllr JB, and seconded by Cllr NE. **Therefore, it was formally AGREED by the Parish Council to accept the relevant part of the proposal, at a cost of £1,680 (inclusive of VAT), and to commission the work accordingly. It was also agreed not to include Reeds Lane for the time being.** It is hoped that the work could start on 12th February 2018. The Clerk and Cllr JD will pursue the matter with the appointed contractor accordingly.

6.4 On current planning, and planning enforcement matters, Cllr JLB's report above refers, but in addition Cllr NE confirmed that on the District Plan, she had attended the further meeting held by the Inspector to discuss the allocation of the third strategic site at Hassocks. All sides of the argument, including a number of developers, had put their views, and it was hoped that the Inspector could now make his final report. Finally, it was noted that the application for the retirement home village (DM/17/3784) has not yet been decided, but if recommended for approval, it will go to the District wide Planning Committee for determination.

7. (2018/017) – Finance report and matters.

7.1 The financial summary and the Bank reconciliation for the month, were received, noted, and approved.

7.2 Invoices were presented for payment, and it **was RESOLVED to agree and to make the following payments:-**

AMOUNT	PROCUREMENT	PAYEE
£427-83	Clerk's salary + on costs (January 2018)	West Sussex County Council

£37-50	Christmas refreshments for all those attending the APC meeting on 05.12.17	Graham Stafford (reimbursement TESCO)
£240-00	Installation of new waste bin on B2118	PHB Contractors Limited
£472-20	Defibrillator training equipment	Safelincs Limited

8. (2018/018) – Operation Watershed (OW). Cllr GS reported that for the next stage of the project (see previous minutes) two estimates have been received, but the third one from Edburtons is still awaited. There is still also the issue of obtaining landowners consent from the HMSEA to deal with.

9. (2018/019) – Current issues. (i) On the waste bin in the Street, it was noted that it is not the policy of MSDC to repair or replace, and that the matter would have to be resolved by the relevant Parish Council. It may be that MSDC has some grant money available for this, and the Clerk will investigate further. It was agreed that replacement of the bin would be the preferred option. (ii) the road safety issue along the B2116 has been discussed (see minute above), but Cllr JLB urged that all incidents, no matter how small, should be reported to the police, so that they can be officially logged. (iii) On the mobile freighter collection, it was noted that Albourne has not had this for a while, but it was felt that it had been a useful facility for residents. It was therefore **AGREED** to fund one freighter collection during 2018/19 at a cost of £322.24 plus VAT, and the Clerk will respond to MSDC accordingly. It may be that the collection, and the cost, could be shared with Sayers Common. (iv) On the Common Copse land, it was noted that MSDC has not in the end, confirmed the Tree Preservation Order, given that it seems to be the case that WSCC (who own the trees) have a statutory responsibility for them. In terms of Richard Speller’s email asking of the Parish Council would take over the planting and maintenance of the area, it was agreed that the matter could not be dealt with, until WSCC had returned to clearly mark out the area (given that the previous marker post had been removed). It was felt that this needed to be some sort of robust, post and rail demarcation laid out on the land. GS will take this up further with Richard Speller. It was also noted that WSCC may be prepared to grant a vehicular License to the adjoining owner to go across some of the land.

10. (2018/020) - Councillors exchange of information/new matters. Cllr HJ mentioned a couple of overgrown hedge issues that she was looking into. Cllr JD noted that Olus (at Winterpick Farm) had received permission regarding their waste operation, for increased tonnage, from 30,000 tonnes to 40,000 tonnes. Cllr JB said that the Duke of York public house is up for sale, with planning permission for 4 houses on the site. It is likely therefore, that the pub could be closing in the near future.

The meeting closed at 9.00 p.m.

SIGNED.....Graham Stafford/Jerry Butler
Chairman/Vice Chairman

NEXT ORDINARY MEETING: TUESDAY, 6th MARCH 2018 @ 7.00 p.m.