

# BECKLEY PARISH COUNCIL

## Minutes of the Parish Council meeting held at Beckley Village Centre on WEDNESDAY 20 JULY 2016 at 7.30pm

**PRESENT:** Christopher Broadbent (CB) Chairman, Mrs Lauren Dobson (LD), Mrs Sue Evans (SE), Mrs Tina Langmead (TL), Mrs Deborah Ongley (DEO) Vice-Chair, Mrs Rebecca Parsons (RP), Mike Rowe (MRO) and County Cllr Ms Angharad Davies (AD).

**IN ATTENDANCE:** Clerk Mrs V Ades and eight members of the public.

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**Public Questions** – to allow questions from the public for a period not exceeding 15 minutes. Concerns were raised over planning applications RR/2016/1809/P and RR/2016/1811/P - 6 Oakhill Cottages, Peasmarsh Road. Neighbours felt the proposal for the single dwelling (1809/P) would adversely affect their privacy (a photo was presented) and the building, showing a larger footprint, was being extended forward narrowing the road. To turn round in the road vehicles have to use private land opposite the proposed dwelling and bringing forward the proposed building would further narrow the road. Concerns were also raised over access for emergency vehicles.

Q. When would the new village boundary be available? A. Probably by spring 2017.

**Report from County Councillor.** County's priorities for 2017 are to reduce spending by £17.3M. This is in addition to current cuts of £20M. After consultation with the public and schools reductions of 25% in opening hours for libraries had been agreed. Libraries would not open before 10am and those with late openings would close at 6pm on Thursdays. Libraries will choose their own hours within this reduction. Schools, mobiles and e-libraries will not be affected. ESCC is working with the Citizens Advice Bureaux and Age UK to help in dealing with internet, postal and telephone scams. ES Highways has investigated a complaint about the road surface in Bixley Lane and as this is considered an ancient highway it is unlikely the whole lane will be resurfaced, but it will be re-evaluated by June 2017.

### Reports from Parish Councillors.

**MRO** gave a brief report on the RALC meeting 13 July. Dog Control Orders will be replaced in 2017 and councils may apply for where they want controls set. All PC's should register their Emergency Plan with RDC. Following large reductions of PCSO's there are now only nine who will be shared around Rother. Problems will be prioritised daily and officers sent to those areas. Hastings will share its PCSO's with Rother if occasion arises.

**DEO** – bin bag remains on the bin opposite the Rose and Crown. CB will liaise with the pub. The working party will be cleaning the signs around the village next week. **CB.**

There were no other reports.

- 1 **Apologies** – had been received from the two District Councillors.
- 2 **Declarations of interest.** To receive any disclosures under the Council's Code of Conduct. Personal interests on planning applications were recorded from **TL** on RR/2016/1442/P Road End House and **RP** on RR/2016/1809/P and RR/2016/1811/P - 6 Oakhill Cottages.
- 3 **Minutes** of the PC meeting held on 8 June 2016 were agreed as accurate and signed. Planning meeting held on 6 July 2016 amendment was made to remove Cllr Mrs Ongley from those in attendance and add Cllr Mrs Parsons. The minutes were then agreed as accurate and signed.
- 4 **Planning** – to consider any planning applications received from RDC and other planning matters.  
**RR/2016/1442/P - Road End House, Northiam Road.** Demolition of dilapidated barn and replacement with new barn for ancillary use. Reconsider application with new information submitted. Councillors reconsidered the application and the additional details supplied by the architect and, with one declared interest, councillors unanimously supported the application (6:0).  
**RR/2016/1626/P Little Knelle Farm, Whitebread Lane.** Conversion and extension of brick built barn from agricultural to residential use. Demolition of existing outshots and outbuildings. Construction of a new garage. Installation of a sewage treatment plant. Councillors had concerns about the close proximity of the public footpath to the property. In addition, they noted the issues raised by RDC with the applicant and unanimously agreed (7:0) they would like to see the re-submission requested before arriving at a decision.

**RR/2016/1664/P - Theatre Barn, Whitebread Lane.** Installation of 2no. windows in west gable end and 2no. roof lights. Installation of full height glazing to first floor north elevation. Councillors unanimously supported the application (7:0).

**RR/2016/1809/P - 6 Oakhill Cottages, Peasmarsh Road.** Erection of replacement dwelling. Plans were looked at and the application briefly discussed.

8.15pm CB stopped the meeting and asked if members of the public would like to give their views. These included: - Planning states replacements should be one-for-one (this relates to 2<sup>nd</sup> application - RR/2016/1811/P). Increase in the number of vehicles and the narrow road which drivers have to use private property driveways to turn their vehicles round. Access concerns if emergency vehicles were called. Privacy compromised to surrounding properties.

8.20pm the meeting reconvened.

The plans showed the proposed development would be closer to the access road exacerbating the already difficult access in the narrow road and councillors questioned if there was room for emergency vehicles. It was felt the proposed development was much larger than the existing dwelling, not in keeping with the scale or character of the terrace of cottages adjoining the site and was insensitive to its neighbour's privacy with its overlooking windows. With one declared interest councillors unanimously voted against the application (6:0) and asked if the planners were minded to approve that the application be called in to the full planning committee.

**RR/2016/1811/P - 6 Oakhill Cottages, Peasmarsh Road.** Erection of two semi-detached dwellings to replace single dwelling. Councillors discussed the application in detail, which was not a one-for-one replacement and they felt it was an overdevelopment. With one declared interest councillors unanimously voted against the application (6:0) and asked if the planners were minded to approve that the application be called in to the full planning committee.

#### **Planning Permissions:**

**RR/2016/1133/P – Springfields, Kings Bank Lane** – single storey rear erection.

**RR/2016/1096/P – Rufford Place, Hobbs Lane** – proposed sand school.

#### **Planning Refusal:**

**RR/2016/1230/P – Broadlawns-land adj. Whitebread Lane** – erection of detached dwelling.

#### **5 Matters arising:**

- a **BBP** – Phil Maynard's report referred to a design brief and strategic plan drawings for the Jubilee and Frog Fields. When complete, villagers will be invited to a consultation event during September. The drawings will show the different components; play, tennis etc. and access options and villagers will be asked to feed into the design. The design drawings should be free, but a cost may be involved for the play area, which may require a designer. Suppliers will be contacted to assess what they can offer. Funding for the project will also be looked into.
- b **Village Award** – discuss ideas for setting up a scheme. The idea will be advertised on line and circulated to village societies for suggestions. **Clerk/CB.**
- c **Footpaths 13 and 25** response from Mr Harper, ESCC, to questions raised by a member of the public at the May 2016 meeting. Footpath 13 is very low priority on the list to sort out. Footpath 25 from Northiam/Beckley/into 5 Brede has suffered problems with failure of a section of river bank and further serious erosion. Footpath will probably be re-routed away from the river, hopefully this year, subject to landowner's permission.
- d **Ross Farm – buildings on land** – person who raised matter advised he must report to RDC.
- e **Grass contract with Tim Jordan Ltd** - best way forward to deal with problems. Clerk would contact and ask them to meet with DEO at Buddens Green and she would show them the area and ask for a quote to cut and remove grass until the end of the season. DEO showed a padlock which had been wrenched off the gate to the Jubilee Field at Kings Bank Lane. She would purchase another. **DEO.**
- f **Overhanging trees obscuring school sign** – response from Mr Harper, ESCC. Clerk had emailed asking if the sign had been erected in the best place beneath the trees. Michael Higgs had replied "*It is most appropriate for the location of the sign and wig wags to remain unchanged and for the vegetation overgrowing the highway to be cutback to improve the sightline of the sign.*" As the owner/occupier of the property closest to the sign had been asked to cut back the vegetation and not responded the matter had been passed to ESCC who were attending.
- g **Overgrown hedges/trees in the village which require attention.** Reports from all councillors. DEO reported many properties were having their vegetation cut back, but she had posted a small number

of letters to those which had not. Overgrown hedges at the old allotment area at the end of Main Street required attention – Clerk would advise ESCC. Some village/PC owned hedges required cutting and the clerk was asked to obtain quotations for a flail hedge cutter and labour for a day's work. **Clerk.**

8.45pm –AED left the meeting.

- 6 **Grass area to side of and behind Buddens Green** – agree cutting arrangement for 2016. Clerk to obtain quotes for the cutting and removal of grass from the area during September/October. **Clerk.**
- 7 **Dogs and mess on the recreation ground** – how to deal with complaints. Notices to be erected at the field and on noticeboards and on the website warning dog owner's if they persist in letting their dogs run free and/or do not clean up after them an order will be applied for to exclude dogs from the field. **Clerk.**
- 8 **Fallen tree** – on footpath at Buddens Green. How it was dealt with. Branch remains on the path. CB will ask Tillingham Trees if they will remove. **CB.**
- 9 **Report on speed watch meeting** – held 13 June 2016 in the Village Centre – DEO reported seven volunteers are now operating Speed Watch in the village.
- 10 **The Pensions Regulator** - pension sign-up details. Clerk reported no need to appoint a pension company at present.
- 11 **Legal & Finance training day** 14 July at Lingfield, Surrey. Clerk reported on additional work which all PC's must do to fully comply with the Transparency Code. Areas applicable to Beckley included drawing up more policies, looking into internet banking to comply with new arrangements for invoice payment and updating our accounting system. A new internal auditor must be appointed and councillors asked the Clerk to have discussions with contacts she had been given and report back.
- 12 **Correspondence** – sent and received. Dealt with above.
- 13 **Accounts** – to consider and approve accounts submitted for payment.  
*Amounts over £100 show reclaimable VAT where applicable.*

Recipient	VAT £	Total £	Recipient	VAT £	Total £
BVH (hall hire 11.5 & 13.6.16)		27.00	D Ongley – gate sign Buddens Green		6.99
Mrs M Lenton		50.00	RALC-annual subscription		30.00
Admin costs + travel		728.56	T Jordan ground maintenance 3/7/21 May & 4/18 Jne	75.00	375.00
M Rowe – fuel to collect accounts		5.85	Beckley School re-issue of cheque		125.00

Payment of the accounts was proposed by DEO and seconded by SE.

Balance in NatWest at 30 June 2016 – Current Acc. £36,613.48 - Business Reserve Acc. £599.03.

- 14 **Public Questions** – not to exceed 15 minutes. None.
- 15 **Matters** councillors would like to be considered as an agenda item for the next meeting.

**Date** of the next Parish Council meeting Wednesday 10 August 2016.

Meeting closed at 9.20pm.