

1/06/09/2022

TICEHURST PARISH COUNCIL

The Village Hall, Lower High Street, Ticehurst, East Sussex, TN5 7BB
Telephone 01580 754090 Email: clerk@ticehurstparishcouncil.co.uk
Clerk: Francesca Nowne

MINUTES

Members of Ticehurst Parish Council were summoned to attend a meeting of Ticehurst Parish Council on Tuesday 6th September 2022 at Ticehurst Village Institute at 7.00 p.m. Planning applications were considered and recommendations of the planning committee were reported to full council at 6.00pm

Present: Cllrs. Galpin ©, Bassett, Burley, Ham, Lloyd and Studholme – Planning Meeting:

Reference	Location	Proposal
RR/2022/2160/P	Steellands Farmhouse, Lower Platts, Ticehurst TN5 7BY	Proposed Solar Panel Installation <i>Large area – recommend approval with the condition that the in-line PV panels are used as stated in the application.</i>
RR/2022/2078/P	Shovers Green Farm House, Shovers Green, Ticehurst TN5 7JY	Demolition of existing extension, erection of a single storey side extension and replacement door and window in side elevation <i>The proposal intrudes on the root protection zone of a mature Oak tree which is not marked on the plans –Arboricultural advice needed. Previous scheme refused on bulk and mass - little reduction in this plan. Recommend for refusal.</i>
RR/2022/2068/P	Downdale, Tinkers Lane, Ticehurst TN5 7LY	Removal of flat roof dormers and erection of two single storey extensions to existing dwelling. <i>Doesn't impinge on neighbours – all on one level – losing upper floor accommodation. Small property for the plot of land. Comment that the design of the extension with ridge line lower than the existing could have been improved. Recommend for approval.</i>
RR/2022/2055/P	St Annes, 5 High Street, Flimwell, TN5 7PF	Change of use from existing double garage unit into a "holiday-let" with 2 bedrooms. <i>Conditions 56 days occupancy condition should be attached and a 106 tying garage to main property It was questionable about whether it is habitable on design grounds.. Not suitable for long term let. Unlikely to become a house. Details on parking to be requested. Comment that more detail is needed on design and parking – no living area provided within current plan.</i>
RR/2022/2053/P	High View, Tinkers Lane, Ticehurst TN5 7LU	Demolition of existing rear and side single-storey extensions; Construct new single-storey rear extension and a new two-storey side extension; Additional landscaping works. <i>Another application for this site – proposal is now significant improvement on previous application. Recommendation for approval with condition that materials are In keeping with the existing building.</i>
RR/2022/1999/F N	Chessons Farm, Wards Lane, Ticehurst TN5 6HP	Application to determine if prior approval is required for a proposed storage building to accommodate larger farm machinery and equipment. <i>Cllr. Bassett declared a personal interest. It was commented that the proposed 202 m2 actually would measure 297 m2 based on the dimensions provided. Movement of the new build to be next to existing – seems more sensible. Approval.</i>
RR/2022/1955/P	Little Rowlands, High Street, Ticehurst TN5 7PF	Erection of front extension to provide entrance porch, rear conservatory and alterations to existing rear dormer window to form Juliet balcony

[RR/2022/1879/P](#)

Stable End,
Rosemary Lane,
Flimwell, TN5 7PS

Modest application – no objection from neighbours to date - glazing on the party boundary line should be avoided however be a solid wall. Conditional approval

Proposed raised patio (amendment to planning permission reference RR/2021/1196/P).

It was felt that there was little more information provided in this application than in the last – comment only.

Parish Council Meeting

Present: Cllr. Burley ©, Bassett, Galpin, Ham, Killeen, Lansdowne, Lloyd, Redknap, Stephenson and Studholme.

In attendance: D. Cllr. Browne and C. Cllr. Kirby-Green.

Up to thirty minutes were allowed at the start of the meeting for public questions and comments on relevant matters on the agenda in accordance with Standing Order 1 d. The Chairman reminded the public that they had a right and were welcome to stay and observe the rest of the meeting in accordance with Public Bodies (Admission to Meetings) Act 1960 s1.

3069.0 Adjournment for public questions and comments:

- **Newington Court proposal.** A member of the public asked what the Parish Council felt about proposals to reduce the accommodation offered for locals over the age of fifty-five. It is understood that various applicants have been turned away by Optivo. C.Cllr. E Kirby-Green reported that despite earlier reassurances that there were no plans to alter provision on site, it now has become apparent that this was not true. Optivo have now provided assurances that they will engage and consult with District and County Councillors. It was felt that Optivo had been economic with the truth over the last few months. There are empty affordable houses within the village managed by Optivo negating the argument that more are needed. Central Government are subsidising affordable housing associations at a £57k per dwelling. It was agreed that the PC need to be aware of any proposed changes. An analysis of housing need during the Neighbourhood Plan process should provide useful evidence of need.
- **Berners Hill:** Local residents have asked for PC contribution to 'Black Cat' speed device (£3500) or rental at £400 per fortnight in order to set up a new speed watch team. Clerk put the request to members. It was felt that the group should come and present their argument to the next council meeting and the clerk was asked to communicate that to them.

Report on social media points raised during the last month:

- **Newington Court** – objections to the proposals from members of the public.
- **High Street Parking** – Huw Merriman MP has been written to by a local resident and he is taking it up with ESCC.
- **Drainage along the High Street** – Gullies were blocked with rain water during extreme weather on 17th August 2022. – Clerk to report to Highways.

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3070.0 District and County Councillor Reports:

County:

- **Adult Social Care:** - Long term strategy is being work on – survey to direct the future of care across the county - Living Well in East Sussex Survey.
- **Children's Services:** - Examination results were good for East Sussex students – careers advice can be found at the ESCC Careers East Sussex website.
- **Summer Apprentice Roadshows** – two roadshows were held with 600 + attendees – the fund to assist business provide apprenticeships is worth £600,000. Information can be found at SCTP website.
- The drainage that did not work on 17th August was hampered by blocked drains with early leaf fall and the excessive deluge of water. Drains that are not working due to tarmac issues around them should be reported to highways.
- East Sussex are arranging to meet about the imprints at the eastern end of the village centre - Cllrs. Burley, Killeen, Kirby-Green and clerk to attend.

District:

- **Beech Farm RR/2022/840/P** is going to full council on 19th September - It was felt that it is unfortunate that it is being made into a political motivated dispute rather than an unsound decision.
- **Town Hall consultation** - TPC to respond while it is still open. Clerk was asked to respond. (*response submitted 7.9.22*).

3071.0 Declarations of Interest: Declarations of interest under the terms of the Council's Code of Conduct and Localism Act 2011 s.31. Cllr. Bassett declared a personal interest on application RR/2022/1999/FN as he knows the applicant.

3072.0 Apologies for absence: Apologies were recorded in accordance with LGA 1972 s.85. on acceptance by members:
Apologies were received from Cllrs. Heapey, Luckhurst and D.Cllr. Barnes.

3073.0 Adoption of the Minutes: The draft minutes of 12th July 2022 and 16th August draft minutes had been circulated to all members and posted on the parish council web site. Cllr. Studholme proposed a motion, seconded by Cllr. Killeen that they be adopted this was resolved by members and signed by the chairman.

3074.0 Vacancy for councillor to represent Ticehurst to replace James Le Bouedec. October. One of the candidates could not be present. It was resolved to adjourn the agenda point to the meeting on 4th October 2022.

3075.0 Village Centre : Cllr. Killeen to report:

- **Village Centre** - Awaiting a meeting with E Sussex Highways to move matters forward.
- It was agreed that there is an increasing issue, with cars being parked dangerously around the village centre
- notably when there is a wedding at the Bell.

- **High Street Imprint report** - A meeting is being scheduled for E Sussex Highways to meet with the parish council and C. Cllr.Kirby-Green, Cllrs. Burley, Killeen and the clerk to attend.
- **The alley has been resurfaced** - there is an issue with dog fouling on the path. Signage may be needed.
- **Bell Field Car Park** The recent update quotation (taking into account the additional entrance and exit points) has increased to £87000 instead of £65000 However, it was resolved to move ahead and put Coppards on notice. Clerk was asked to inform the Ticehurst Bell Field Co Ltd and Mr Upton of the resolution.
- **Cigarette Bin:** It was resolved to purchase a cigarette stub bin for the village centre - J Brooker has agreed to empty on a regular basis.
- **Cllr. Killeen reported** that there had been a positive reception to the new planter on the western end of the island in the village square
- **Pizza van** – Clerk was asked to check if they are they paying for their licence to trade.
- **Village loos** – lights on all the time – clerk to investigate whether this can be altered.
- **Speed device** - Coppards will install third device 22.9.22 High Street Ticehurst.

3076.0 Newington Court – It was resolved that the parish council should write to Optivo expressing concern about future plans and requesting that they are consulted and included in discussions, prior to any submission of a planning application.

3077.0 Playground Inspections: To receive Playground reports from Cllrs. – written reports were distributed prior to the meeting.

- **Flimwell** - Cllr. Stephenson reported that one of the mature oaks on the Corner Farm – Recreation ground boundary has shed two enormous limbs – The oak hangs over the path which is very well used. It was resolved that the clerk should make an initial assessment and seek advice if needed. The root system of this particular tree was severely impacted by Quantum Homes during construction works which may have compromised its feeding system.
- **Farthing Hill** - No report available.
- **Ticehurst** – Date for inspection on the repair work on the new skate park installation is awaited – Cllr. Lloyd reported that it is concerning that the contractor who came to carry out the repairs said it wasn't put in properly. Therefore, the parish council have continued to fence it to avoid use of the facility.
- **Stonegate** – The ash trees by village hall have been dismantled but the village hall have received a £4000 invoice. It had been understood that this was being covered by the Village Hall insurance. Cllr. Burley to communicate with N Bowie about the claim.
- **Defibrillator** - Cllr. Redknap reported that the community responders are responsible for replacing the pads once used. – PC paid for the cabinet at Stonegate. Cllr. G Browne offered to put Ticehurst in touch with a first responder in Hurst Green for assistance.
- **Stonegate Pavilion.** It was agreed that Mr Maxfield should be in touch with Passmores directly about pavilion replacement. He has obtained an £11k quotation for demolition and removal from site but is continuing to seek more quotes. Cllr.

Burley to remind the club to ascertain whether the septic tank is fit for purpose as that will affect price of a replacement building.

- Beatrice Drewe Trust have responded to letters re Insurance claim for external loos and re heating and lighting in the Institute. The proposal from them about providing warm spaces during the coming winter was considered by members. It was felt that a proven need would be required to take the matter forward and that equal assistance in each ward of the parish would also need to be considered.

3078.0 Banky Field – An approach had been made to RDC by Optivo about the lack of engagement about the 106 agreement signed in 2015. It was resolved to meet with Rother and reiterate that when the land is in the same condition as when the agreement was signed, the PC would reconsider the situation. A recent site visit by the clerk and Cllr. Lloyd had been made and members were shocked at the levels and state of the land - photos supplied. *Historical correspondence was circulated to members 7.9.2022*

3079.0 Electric Charging Points: No update available but a meeting is taking place on 16.9.22 with Cllr. Studholme, the clerk and D. Cllr. Field.

3080.0 Email addresses for new councillors: Cllrs. Stephenson and Galpin will attempt to set up new email addresses for all members via the web site provider.

3081.0 Finance Report:

Reserve Policy – clerk working on this – to be tabled at October meeting.

Budget against actual expenditure and balanced bank reconciliations circulated to all members and accepted.

Donations to organisations should be distributed during the month of September.

	Into account	Out of account
Castle Water		15.00
Honey Barrett		39.00
Rother	73775.00	
Playsafety		672.00
Biffa		96.48
Lloyds		7.00
R Graham		150.00
R Studholme		560.00
D Studholme		120.00
R Graham		455.00
Nest		199.64
Rother District Council - rates		65.00
BT Group		79.09
Countrymans – grass		1335.65
J Brooker		245.00
Cash and Carry		42.43
Europlants		521.28
Corex - Gs		222.88
M Bishop – allotment rent	50.00	
Glasden Uk		251.08
Streetlights		390.00

3083.0 Planning Report: Planning applications considered at the planning meeting 6.00 p.m. were reported to full council.

It was recorded that PC planning comments have been positively supported by RDC.

Villa Flair – Cllr. Burley reported that he had spoken at the planning committee on 1.9.22 – RDC refused the application. Neighbours had been very pleased with PC support.

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Beech Farm Sedlescombe RR/2022/840/P - It was resolved that a draft letter read to members by the chairman (having been circulated in advance) should be sent and in addition, a summary of the situation as Ticehurst Parish Council view it, should be delivered to all RDC councillors prior to the meeting on 19th September 2022. A motion to rescind RDC's decision has been put to that meeting. Many rural parishes have asked for the Secretary of State to intervene.

Clerk was asked to write to contact ESCC with regard to an agricultural piece of ground at Stonegate – opposite Bearhurst Farm, Battenhurst Road, Stonegate which has been subject to a local resident using it for the storage of machinery. It was reported that the land is subject to agricultural easements.

3084.0 Neighbourhood Plan: Cllr. Killeen reported that many of the objectives of the Neighbourhood Plan were being worked on by the Parish Council and that a summary of those and others that need to be addressed would be put to the October meeting.

3085.0 Items for the October Agenda:

- **Flimwell Traffic Lights.** - adjustment the traffic lights and the surface on the eastern side by the furniture barn.
- **Commencement of precept for 2023 - 2024**

3086.0 Date of the next meeting: Meeting closed at 8.45 p.m. October meeting of Ticehurst Parish Council meeting set for 4.10.22.

Signed.....Chairman

Dated.....