

ANSTY AND STAPLEFIELD PARISH COUNCIL

The minutes of the meeting of Ansty and Staplefield Parish Council held on 14th September 2020 at 7:30pm.

In response to the Coronavirus pandemic the Government has introduced new regulations which allow Parish Councils to hold their meetings online. These are the Local Authorities and Police and Crime Panels (Coronavirus) (Flexibility of Local Authority and Police and Crime Panel Meetings) (England and Wales) Regulations 2020.

The meeting was held using Zoom.

Members Present: Brad Williams (Chairman), Bob Birthwright, Crispin Salimbeni, Maria Fielding, Dhana Mahendran, Jon Gilley, Nuala Hampshire, James Steadman.

Also Present: Liz Bennett (Clerk), 1 member of the public, Pete Bradbury MSDC and WSCC Councillor (late arrival)

1. Chairman's introduction and guidance for online meetings.

2. Public Session.

A member of the public spoke regarding proposals from residents on Borde Hill Lane to reduce the speed limit to 40mph for an approximately 1km stretch from the roundabout at the bottom of Hanlye Lane to north of Copyhold Lane. He asked the Parish Council to lend their support to the proposal which they will submit to WSCC Highways.

3. Apologies for absence.

Apologies were accepted from Bob Birthwright.

4. Declarations of interest in items on the agenda.

Dhana declared a personal interest in 7i because she lives near to Rookery Farm. Crispin Salimbeni declared a prejudicial interest in item 14 because he owns a property which has an entrance on to Brantridge Lane upper common.

It was agreed that the following item be moved up the agenda so that it could be addressed whilst the member of the public was present.

5. Borde Hill Lane speed limit.

The Parish Council agreed to support the proposal for a 40mph speed limit on a stretch of Borde Hill Lane. The Clerk will write to WSCC.

6. Minutes of the Parish Council meeting held on 10th August 2020.

It was AGREED to amend the minutes so that the declaration of interests for Crispin Salimbeni and Maria Fielding be changed from "declared a personal interest in agenda items 7DM/20/2018 and 7e DM/20/1289 because they are on committees with the applicant. "

to

“declared a personal interest in agenda items 7DM/20/2018 and 7e DM/20/1289 because they are on committees with a person connected to the applicant.”

7. Planning decisions.

The following decisions were noted:

- a. DM/20/0678 Description: internal alterations: secondary glazing; new boiler; new smoke/heat/co alarms. External: reroofing; renew rainwater goods; renew or repair fascia as necessary; render repair and part render renewal; decorations; re-route boiler flue; new boiler condensate. Location: Combers Cottage, Handcross Road, Staplefield. Granted Listed Building Consent.
- b. DM/20/2014 Description: Erection of a two-storey side extension and roof alterations. Location: The Old Lodge, Ditton Place, Brantridge Lane. Granted.
- c. DM/20/1514 Description: single storey garden studio description amended 22.06.2020 to include use for pilates classes. Location: Brookfield, 3 Deaks Paddock, Ansty. Granted.
- d. DM/20/1760 Description: demolition of the existing dwelling and barn and replacement with three dwellings. Location: Oaktree Farm, Burgess Hill Road, Ansty. Granted.
- e. DM/20/2662 Description: nonmaterial amendment to planning application dm/18/1379 - to include the addition of an oil tank with necessary accesses via footpaths. Location: The Wellfield, Bolney Road, Ansty. Refused.
- f. DM/20/2214 Description: erection of 160.4sqm permanent, detached, single storey, timber-framed flat roofed classroom building for d1 educational use on existing hard standing on school site. Location: St Pauls Catholic College, Jane Murray Way. Burgess Hill. Granted.
- g. DM/20/2387 Description: T1, sycamore, remove to ground level. T2. Ash crown reduction by 3meters. T3. Ash crown reduction by 3meters Location: 2 Gable Cottages Cuckfield Road Staplefield. Granted.
- h. DM/20/1529 Description: change of use of agricultural building to a car body repair workshop (use class B2). Location: Holmsted Farm, Staplefield Road, Cuckfield Granted.
- i. DM/20/2412 Description: variation of condition 2 relating to planning application dm/20/0607 to allow for changes to the approved design. Location: Oakfield House, Deaks Lane, Cuckfield. Granted.
- j. DM/20/2428 Description: erection of two storey side extension and single storey rear extension. Location: Barnsnake Lodge, Slough Green Lane, Warninglid. Granted.
- k. DM/20/2174 Description: variation of condition 3 of planning application DM/18/0845, to replace approved plans for alterations to the scheme. Location: Tyes Place, Brantridge Lane, Staplefield. Granted.
- l. DM/20/2173 Description: variation of condition 13 of planning application DM/18/0839, to replace approved plans for alterations to the scheme. Location: Tyes Place, Brantridge Lane, Staplefield. Granted.
- m. DM/19/3769 Description: outline planning application for 30 new dwellings, including 30% affordable housing with access via isaac's lane, the provision of public open space, associated infrastructure and landscaping (resubmission of

application dm/18/3052). All matters reserved except for access. Location: Woodfield House, Isaacs Lane, Burgess Hill. Granted.

8. Planning Applications

- a. DM/20/1430 Application Type: Full Application Proposal: Revised description and plans - Reconstruct the practice putting green, enlarge tees at 5th, 7th, 11th, 15th, and 16th holes, relocate tee at 10th hole, install new bunker at 7th hole, to move and reconstruct the 2nd/11th hole, improve greens at 4th/13th, 6th/15th and 8th/17th holes together with the installation of new pathway network serving all holes/ Site Address: Cuckfield Golf Course, Staplefield Road, Cuckfield. The Comments were delegated to Nuala, Brad and the Clerk at the last meeting. An objection has been submitted to MSDC and circulated to the Parish Council. The Clerk has also contacted Planning Control for an update on the enforcement issues.
- b. DM/20/2400 Application Type: Listed Building Consent Proposal: Replacement of rotten, unsafe and non-original ground floor windows in non-historic rear of the building. Site Address: Northlands, Brook Street, Cuckfield. No objection.
- c. DM/20/2609 Application Type: Householder Application Proposal: Retrospective application for the erection of a 1.8m close boarded fence to the western boundary (within the curtilage of a listed building). Site Address: Lime Grove Barn, Cuckfield Road, Ansty. The documents have been removed from the MSDC website and so the Parish Council are unable to comment.
- d. DM/20/2718 Application Type: Change of Use Application Proposal: Conversion and alterations to detached garage to provide ancillary tourist accommodation. Site Address: Amberstone, Staplefield Lane, Staplefield. No objection.
- e. DM/20/2920 Application Type: Householder Application Proposal: Retrospective householder planning application for various outbuildings. Site Address: High Point, Brook Street, Cuckfield. Since receiving this application MSDC have made it invalid and removed the documents from their website. The Parish Council will be notified once it is revalidated.
- f. DM/20/2681 Application Type: Full Application Proposal: Conversion of Barn to residential. Site Address: Great Thorndean Barn, Slough Green Lane, Warninglid. No objection.
- g. DM/20/3084 Application Type: Removal/Variation of Condition Proposal: Variation of condition no 13 of application DM/18/1280, allowing for changes approved plans include a plunge / swimming pool. Site Address: Shards, Staplefield Road, Cuckfield, Haywards Heath. No objection.
- h. DM/20/3193 Application Type: Trees in a Conservation Area Proposal: Yew(T1) – Fell. Site Address: Jasmine Cottage, Brantridge Lane, Staplefield. The Parish Council noted the application and will leave this to the advice of the MSDC tree officer.
- i. DM/20/3263 Application Type: Removal/Variation of Condition Proposal: Variation of Condition 1 relating to planning application DM/16/4496 to alter planning drawings to reflect the latest designed housetypes. Site Address: Rookery Farm Development Site, Rocky Lane. The Parish Council had a query regarding the detail of the application and will carry it forward to their next Parish Council meeting. If this is not possible because of the deadlines then the

comments will be delegated to Brad, Dhana and the Clerk.

- j. DM/20/3188 Application Type: Trees in a Conservation Area Proposal: Clear laurels from site. Fell 3 x dead tree, 2 x Silver Birch and 4 x yews. Please see map for details. Site Address: Land East Of The Lodge Staplefield Place Handcross Road. The Parish Council noted the application and will leave it to the advice of the MSDC tree officer.

9. Finances.

- a. The financial statement including the schedule of payments, the receipts and bank reconciliation was AGREED.
- b. Clerk's pay rise. The Clerk left the room for this discussion. The NALC recommended rise was AGREED and will be backdated to 1st April 2020.

10. Planning Consultations

a. MSDC Site Allocations DPD consultation document

In the last consultation round for the Site Allocations DPD the Parish Council objected to the allocation of the site at Ansty Garage. It was AGREED that they would again object to the inclusion of that site. The Parish Council also noted that there were no applicants from within the parish for the affordable rented homes at Upton Drive, Ansty. They have all gone to residents from Bolney and Cuckfield. The shared ownership houses at that site have yet to be sold. This supports the view of the Parish Council that there is no requirement for additional housing in the parish. Cuckfield Parish Council have circulated a paper produced by a planning consultant who has drafted a response to the Site Allocations DPD. The paper objects to the Site Allocations DPD for several reasons including the possible underestimate by MSDC of the likely number of windfall houses that will come forward. This underestimate means that they have overestimated the number of houses which need to be allocated through the Site Allocations DPD. The Parish Council AGREED to support the Cuckfield Parish Council paper.

b. Proposed changes to the planning system and the implications for the Neighbourhood Plan.

The Parish Council agreed not to respond to these consultations. It understands that NALC (National Association of Local Councils) will be responding and it noted that Pete Bradbury is urging West Sussex County Council to respond.

11. Local Community Infrastructure s106 fund.

The Clerk has produced a costed list of items that could be funded from this s106 pot. Due to the space constraints the cheapest bus shelters are probably the most suitable ones for Rocky Lane. This will leave more money available for additional items. Dhana is drawing up a wish list with Rocky Lane residents. It was AGREED that in the meantime, the Clerk will apply for s106 funding for 3 more mobile Speed Indicator Devices. The total cost of this will be £9750. This will mean that each ward can have a mobile SID which local volunteers can manage. Additional mounting poles and brackets may be required at some locations.

12. Website accessibility statement.

The Clerk has assessed the Parish Council website and drafted a website accessibility statement which needs to be published by 23rd September to conform with Government regulations on website accessibility. Simon agreed to review the statement before it is published.

13. Staplefield bus shelter.

The bus shelter has been taken down due to safety reasons. The bus company confirmed that 170 passengers boarded a bus at that stop in the whole of 2019. Residents have also reported that school children wait at the shelter for parents to collect them on their way back from Warden Park. The Clerk will obtain some quotes for a replacement.

14. Ownership and management of Upper Common, Staplefield.

Crispin Salimbeni declared a prejudicial interest and left the meeting for the duration of this item.

The Clerk has done some research on this issue and has found an old document that appears to confirm that the ownership of Upper Common is unknown but that the management of it is vested in the Parish Council. The Clerk was asked to send the document to James to confirm. She will then arrange a tree survey.

15. Play park inspection report and consider quotes for future inspections.

The play park inspection report was noted. There were no high-risk items. The quote for future inspections was AGREED.

16. Parish Council insurance.

The Clerk obtained four quotes for the insurance this year. It was AGREED to accept the quote for PEN Insurance and to enter into a 3-year agreement.

17. Communication from WSALC (West Sussex Association of Local Councils).

The correspondence from WSALC who are carrying out a review of the services provided on their behalf by SSALC was noted.

18. Post and chain fence around Ansty green.

It was agreed that the post and chain fencing at Ansty green should be replaced. The anticipated quote has not been received. The Clerk will try to obtain some quotes prior to the next meeting.

19. Nominations for Mid Sussex Applauds

The Parish Council agreed to nominate The Victory Inn at Staplefield for the Business in the Community Award.

20. Ansty Village Centre.

Work is progressing well with the opening still scheduled for spring next year. Mims Davies MP visited the site recently which generated some interest and enquiries from

potential hirers.

21. To receive an update on the mobile SID.

The SID is not functioning correctly and will need to be returned to the manufacturer. It was AGREED that it will also be upgraded to Bluetooth data collection.

22. Staplefield Pavilion maintenance work.

The work on the exterior of Staplefield pavilion is progressing well.

23. National Garden Scheme.

A request has been received for parking on the overflow field at the back of Ansty Rec during the National Garden Scheme in June 2021. Four nearby houses are taking part and teas will be served at the Ansty Village Centre. The Parish Council agreed to this provided that MSDC, who own Ansty Rec are also happy. The Clerk has written to MSDC.

24. To consider Government schemes for slow broadband.

It was agreed that these schemes are best organised through the local residents' associations.

25. Updates from MSDC and WSCC Councillor.

Pete Bradbury, MSDC and WSCC Councillor provided an update from both Councils. The roundabout at the bottom of Hanlye Lane is now open. The Leisure Centres have re-opened at a cost to MSDC of £2.5m.

Clair Hall won't be re-opened and MSDC are considering what to put in its place.

26. Parish fingerposts.

The Clerk read the update regarding the fingerpost work.

27. Minor matters and items for the next agenda.

- a. Remembrance Sunday. There are unlikely to be church services but wreath laying will still take place. The Clerk will order a wreath
- b. Trees near the Staplefield phone box. One tree is appears to have a damaged branch. The Clerk will ask someone to look at it.

MEETING CLOSED

DRAFT MINUTES SUBJECT TO CONFIRMATION

Ansty and Staplefield Parish Council Finances 14th September 2020

Payments for Approval

	Ref	Description	Amount
Vodafone	39	Phone	21.55
EDF Energy	40	Pavilion electricity	16
Vision ICT	41	Hosting of email addresses	216.00
GB Sports and Leisure	42	Play Park Inspections	403.20
Screwed and Glued	43	Bus Shelter demolition	420.00
WSCC	44	Salaries	2019.69
Vodafone	45	Phone	21.55
Elizabeth Bennett	46	Clerk's expenses	32.12
Came and co	47	Insurance	1363.21

Receipts in August

	Ref	Description	Amount
Public Works Loan Board	K	Loan for AVC	24975.00
Staplefield Cricket Club	L	Cricket	722.90
Jalal IA	M	Cricket	83.85

Bank Reconciliation

31st August 2020

Bank		Cashbook	
Current Account	14714.92	Balance forward	56862.78
Deposit Account	35201.72	Receipts	72012.61
uncashed	-9.68	less payments	-81207.98
		less unbanked deposit	-722.9
		less unbanked deposit	-225.95
uncashed	-3188.4		
	46718.56		46718.56

Approved at Zoom meeting on 14th September 2020