

ANSTY AND STAPLEFIELD PARISH COUNCIL

The minutes of the Meeting of Ansty and Staplefield Parish Council held in Ansty Village Hall on 13th February 2023 at 7:30pm.

Members present: Brad Williams (Chairman), Bob Birthwright, Dhana Mahendran, Jon Gilley, James Steadman, Simon Stokes.

Also present: Liz Bennett (Clerk)

1. Public Session.

There were no members of the public at the meeting.

2. Apologies for absence.

Apologies were accepted from Nuala Hampshire, Maria Fielding, and Crispin Salimbeni.

3. Declarations of interest in items on the agenda.

None.

4. Minutes of the Parish Council meeting held on 16th January 2023.

The minutes were AGREED and signed by the Chairman.

5. District Plan Review update.

The Clerk was asked to write to MSDC for an update on the District Plan review.

The Clerk was asked to write to a member of the public who proposed a new development in Ansty. The Parish Council suggest that they contact MSDC as they are the planning authority and are part way through their District Plan Review. The housing allocations made in the Neighbourhood Plan have all been built.

6. Planning decisions.

The following decision was noted:

- a. DM/22/2369. Description: (amended plans received 16/11/2022) demolition of redundant loose box and erection of a 6x12 barn for storage of machinery. Location: Land adj. To Village Hall, Cuckfield Road, Staplefield. Granted.

7. Planning applications.

- a. DM/23/0114 Application Type: Householder Application Proposal: Erection of a two-storey side extension with living roof, balcony and glass balustrade Site Address: 21 Cedar Avenue, Haywards Heath. The Parish Council object to this application because they are concerned that the proposed grass roof could become recreational space which would be intrusive for neighbouring properties.
- b. DM/23/0005 Application Type: Householder Application Proposal and DM/23/0006 Listed Building Consent: Replacement of rear conservatory. Site Address: West Riddens Farm, Burgess Hill Road, Ansty. No objection.
- c. DM/23/0151 Application Type: Removal/Variation of Condition. Proposal: Variation of conditions 2, 9 and 10 of application reference DM/19/3234 to

- enable a revised access position to be approved. Site Address: Little Abbotsford, Isaacs Lane, Burgess Hill. No objection.
- d. DM/23/0208 Application Type: Change of Use Application Proposal: Change of use of agricultural land to use for exercising of dogs including perimeter fence, pathway, shelter and associated parking Site Address: Land to South Of Holmsted Farm, Staplefield Road, Cuckfield. The Parish Council object to this application because the car park is inappropriate development in a rural area and the whole proposal will result in a loss of agricultural land.
 - e. DM/22/3357 Application Type: Householder Application Proposal: Three bay garage and wooden jetty. (Revised location plan received on 19.12.2022) Site Address: Slough Place Farm, Staplefield Road, Cuckfield. No objection.
 - f. DM/22/3464 Application Type: Full Application Proposal: Construction of new driveway following blocking of existing access. Replacement of metal gate with new timber gate. (Revised plans received 26.01.2022) Site Address: Naldred Farmhouse, Borde Hill Lane, Haywards Heath. No objection.
 - g. DM/23/0218 Application Type: Full Application Proposal: Continued use of existing building for residential purposes. Site Address: Highfields, Brighton Road, Warninglid. The Parish Council object to this application because it is inappropriate development in a rural area.
 - h. DM/22/3875 Application Type: Full Application Proposal: Retrospective application for retention of domestic garden room on agricultural land to north-west of South Meadow Cottage. Site Address: South Meadow Cottage, Brantridge Lane, Staplefield. The Parish Council objected to this application at the January Parish Council. It was included on the agenda in error.
 - i. DM/23/0294 Application Type: Full Application Proposal: Retrospective Installation of mobile structure for wine tasting and associated decking, landscaping, and access track. Site Address: Highweald Wine Estate, Deaks Lane, Cuckfield. The Parish Council object to this proposal because it is inappropriate development in a rural area.
 - j. DM/23/0361 Application Type: Lawful Development Certificate -Proposed Proposal: Proposed use of the land for siting a mobile home for use incidental to the main dwelling and the proposed mobile home meets the definition of a caravan as set out in the Caravan Sites Act 1968, and as amended in October 2006 (CSA). This is an application to establish whether the development is lawful. This will be a legal decision where the planning merits of the proposed use cannot be taken into account. Site Address: Furnival Cottage, Cuckfield Road, Ansty. Noted.
 - k. DM/22/3767 Application Type: Householder Application Proposal: Proposed two storey side extension to provide additional habitable accommodation. (Revised plans received 07.02.2023) Site Address: Court Cottage, Brantridge Lane, Staplefield. No objection.

8. Monthly Finances.

The financial statement including the payments for approval, the receipts and bank reconciliation was AGREED and signed by the Chairman. It is attached to these minutes.

9. Parish Council elections on 4th May 2023.

The Clerk provided detailed information regarding the Parish Council elections to be held on 4th May 2023. Dhana Mahendran informed the Council that she will not be standing for re-election but is trying to encourage new candidates to stand in the Rocky Lane wards.

10. s106 funding available in the parish.

MSDC have provided the Clerk with an update on the s106 money available in the parish. She is arranging a meeting with MSDC to discuss the funds that have been allocated at Ansty Rec, so that a plan can be drawn up to spend the money.

There is some s106 allocated for both a new and a replacement bus shelter at Ansty. The Clerk will obtain some quotes for the shelters.

11. Parish Council Grant Application criteria and form.

The Grant criteria and application form were AGREED.

12. Arrangements for the King's Coronation.

Communities in the parish have asked if the Parish Council will be offering grants for Kings Coronation celebrations in May. The District Council normally offers grants for this sort of thing and so the Parish Council will wait to see what they offer.

13. Parking issues in Staplefield.

This item was carried forward to a future meeting.

14. License agreement with Unique Pub Properties.

James Steadman agreed to begin the negotiations with Unique Pub Properties regarding providing an outdoor facility all year round at The Victory Inn.

15. Fees for use of Staplefield cricket facility and hire of common for Staplefield Village Fete.

It was AGREED that the cricket fees will remain unchanged again this year.

Staplefield Village Fete coincides with the weekend of the King's Coronation this year. It was agreed to halve the £300 fee for hiring Staplefield Common as a one-off gesture.

16. Litter issues in Ansty.

An Ansty resident has voluntarily collected litter from the side of the A272 every week for many years, but does not want to continue. MSDC are responsible for keeping public highways and verges clean, so the Clerk will ask them to include this route.

17. Deaks Lane Operation Watershed scheme.

The Clerk is meeting a potential contractor next week to identify the privately owned land that will be affected by this work. The Clerk will then contact the landowners to obtain consent for the works.

18. Minor matters and items for the next agenda.

None.

MEETING CLOSED

DRAFT MINUTES SUBJECT TO CONFIRMATION