

**Minutes of the Parish Council Meeting
held at Kirdford Village Hall on Monday 20th March 2023 at 7.30pm**

Present:

Cllr Mrs A Gillett
Cllr Mrs N Goddard
Cllr Mr T Brooks
Cllr Mr D Irwin
Cllr J Nicholls
Cllr Mr A Persson
Cllr M Osborne

In attendance:
Cllr Janet Duncton
Cllr Gareth Evans

43. Apologies for Absence: Cllr D Gerrard due to work commitments, Cllr T Piedade due to family commitments.

44. Public Participation:

Three members of the public were in attendance.

45. Disclosures of Interest:

Cllr Gillett declared an interest in the planning applications for the Foresters Arms as neighbouring properties.

46. Approval of Meeting Minutes

To resolve that the minutes from the Parish Council Meeting held on 20th February 2023 and the EGM held on 8th March 2023 be signed as a correct record. Approved.

47. Reports from District and County Councillors

Cllr Janet Duncton

You will all know by now that County Council have set their budget and the Council Tax increase for County is 4.99%. The County Services part of this is 2.99% and the 2% is ring fenced for Adult Services. You no sooner finish one budget than you start the next but for this year at least we have managed to balance the budget without losing any of our Services.

I know I have told you about the special needs School we are building called Woodlands Mead College. Well a topping out ceremony was held last week so were getting there. This will be a wonderful facility for a large number of special needs pupils in West Sussex.

There still seems no end in sight for water neutrality in this part of the World. This puts a huge delay on any development. Horsham District Council is taking the lead on this with Southern Water.

Talking of Southern Water I am still trying to get a date when some of the Parishes can put some questions to Southern Water especially about flooding issues. As soon as I have some dates I will get them out to the Clerks.

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As you can well imagine as if it wasn't bad enough trying to keep up with potholes they have got considerably worse since first of all the excessive rainfall and then the intense cold. However I do all I can to report potholes and report all I see and those reported to me. Once accepted as needing attention they hope to get them done within 28 days. I can't pretend that this isn't a struggle at the moment but I am assured that the patching machine will be back in action again this Spring and this does do a wonderful job.

At the moment there are several large Planning issues especially in the northern part of the District. These create a lot of work and often take some time to get answers. I know that at the moment it is difficult getting qualified Planning Officers and so many Councils are after the same people. Everyone is trying to get a full complement in their Planning departments and it is on occasion delaying things.

I know that some Parish's have been having a problem with some Social Housing properties and the possibility that the residents have mould. The Cabinet member and Leader have been in talks with the Housing providers and Government departments and the situation is being taken very seriously. I believe the Government have now said it must be dealt with and although Chichester doesn't own the housing stock it will be making sure that the providers deal with this problem. It is unacceptable if the residence is unfit due to mould.

The new Fire Station and Training Centre at Broadbridge Heath is nearly ready now and I will let you know when it is proposed to be up and running.

On the same theme always looking for recruits to either be retained Fireman or full time Fireman so if you know of any who would like to try and apply please encourage them to get in touch with West Sussex Fire and Rescue.

I wish I could give you better news on the A29 at Pulborough. As you know the heavy rain a couple of months ago brought down the Banks on both sides of the road. I am not in any position to give you a timescale but I do believe it is not going to be a quick fix. If I heard anything that would mean action was happening I would let you Clerks no.

As yet we do not know when OFSTED will turn up to do the big inspection on our children's Services but we are expecting it to be quite early this year. The good news is things are still improving but where not there yet so the inspection will be good so that we will know exactly what we have left to do.

Cllr Gareth Evans

Local Updates

Loxwood Claypit – The Stop the Claypit Campaign group which I launched have been meet over the last month when the appeal first went in. However, I am pleased to report that the appeal has now been withdrawn by the applicant. However, the applicant has made it clear that they intend to resubmit a new application in the future and therefore the campaign group will continue so we are best prepared to fight this in the future.

22/00618/FUL – Land at Stable Field – A new application has been submitted and is now open for comments.

Crouchlands Proposed Developments. – Three separate applications have been submitted for the Crouchland development for 600 dwellings. Residents are advised that if they have comments of support or objection that they must do this on all three applications. The application numbers are as follows 22/03114/FULEIA (108 dwellings), 22/03131/OUTEIA (492 dwellings) and 22/01735/FULEIA (Regeneration Application)

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22/02346/OUT Foxbridge Golf Club Foxbridge Lane – Determination of this application has been extended as a further 17 documents have been added to the portal. Parish Councils affected have been given until mid-April to analyse these and comment. If you have already commented you are advised to review these documents and submit further comments.

21/00466/OUT – Land West of Cornwood Townfield Kirdford West Sussex – Latest update is this will go to April Planning Committee. I remain unhappy that about the extended period this has been given for determination and have raised this with the planning officer.

Local Plan – I will be raising at full council that several residents and parish councillors have complained about the complicated process of the consultation which prevented many from being able to raise their concerns.

CDC Wide Updates

Pre-election period – Starts Friday 22nd March

Damp and Mould - Following the tragic death of Awaab Ishak in Rochdale last year, the government has tabled amendments to the Social Housing Regulation Bill currently going through parliament to introduce 'Awaab's Law'. The new law will require social housing landlords to investigate and fix reported health hazards including damp and mould in their properties within strict new time limits. The new rules will form part of the tenancy agreement, so tenants can hold landlords to account by law if they fail to provide a decent home. The government has also committed to a rapid review of existing guidance on the health impacts of damp and mould, followed by new guidance tailored to the housing sector, to be published by Summer 2023. The Housing Standards Team continues to provide advice to residents on how best to manage moisture in the home through our media platforms. Tenants experiencing damp and mould within their property should always notify their landlord in the first instance. If the problem worsens, or the landlord's response is unsatisfactory tenants should contact the Housing Standards Team for help and advice. https://www.chichester.gov.uk/media/36430/Damp-Leaflet-Nov-2021/pdf/Damp_leaflet_Nov2021.pdf

Planning Policy The government are consulting on 'Levelling-up and Regeneration Bill: reforms to national planning policy' (<https://www.gov.uk/government/consultations/levellingup-and-regeneration-bill-reforms-to-national-planning-policy>). A council response was agreed by the Development Plan and Infrastructure Panel on 22 February and Planning Committee on 1 March 2023. The consultation is running from the 22 December 2022 to 2 March 2023 and is on the proposed changes to national planning policy and guidance, which will be required alongside the Levelling-up and Regeneration Bill. The consultation covers the proposed updates to the National Planning Policy Framework (NPPF), the proposed approach to preparing National Development Management Policies, as well as how they might develop new planning policy to support levelling up. The consultation also sets out the wider changes to national planning policy that are likely to be needed to reflect the Bill and other aspects of government policy. The government plan on undertaking a full consultation on a revised National Planning Policy Framework and proposals for National Development Management Policies once the Bill has completed its passage through Parliament (spring 2023)

District Councillor Surgeries

I am in the process of organising these and will publish these on my Facebook page in due course.

In the meantime I am available for home visits or one to one meetings at alternative dates/venues upon request.

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48. Correspondence

The Clerk had received correspondence from Kent Surrey and Sussex (KSS) Air Ambulance Charity requesting a donation in the amount of £300. This was unanimously agreed.

The Chair had received correspondence from Mr J Baker who asked to borrow some photographs for use in a book. This was agreed.

49. Chairperson's Announcements

The Chairman thanked Councillors Piedade and Irwin who had worked extremely hard to get the Local Plan submission to Chichester District Council on behalf of the Parish Council.

The Chair had received notification from the National Trust that they would investigate the traffic mirror installed in Village Road and Birchlands House gates.

A virtual meeting was to be held with Vistry in the coming week.

A resident had asked that the Parish Council arrange some maintenance works to the trees on Butts Common.

50. Finance

- a) Year-end Bank Reconciliation – this was approved
- b) Monthly financial report – this was approved
- c) Payments for approval – these were approved
- d) Review of Asset Register – the Asset Register was approved without amendment.

51. Planning

Local Plan Update

It was noted that the Parish Council has submitted their representations on the Local Plan to Chichester District Council on Friday 17th March.

21/00466/OUT | Outline application (with all matter reserved except Access) for the development of up to 70 new homes, of which 30% would be affordable, new community sporting facility, new vehicular access and associated parking and landscaping. | Land West Of Cornwood Townfield Kirdford West Sussex

It was noted that this application was now likely to be considered at CDC's April Planning Committee meeting.

Water neutrality calculations had not, to date, been provided.

22/02346/OUT – Case Officer: Jane Thatcher Outline application for a wellbeing and leisure development comprising up to 121 holiday units; the construction of a spa with accommodation of up to 50 bedrooms; the conversion of the former clubhouse into a restaurant and farm shop; the formation of a new vehicular access from Foxbridge Lane, new internal roads, footpaths, cycle routes and car parking areas; the construction of a concierge building and new hard and soft landscaping, including the

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formation of new ponds. All matters reserved except for means of access. | Foxbridge Golf Club
Foxbridge Lane Plaistow West Sussex RH14 0LB

Due to the volume of new documentation, CDC had been asked for an extension of time to 14th April in order to consider this application.

22/02154/FUL | Rear extension with associated internal reconfiguration and works to external front and rear trade areas including new fence and double gate. | Foresters Arms Village Road Kirdford West Sussex RH14 0ND

It was noted that, to date, no water neutrality calculations had been provided for this application.

KD/23/00297/ELD - Other Dev - Certs of Lawful Development

Map Ref: (E) 499916 / (N) 128046

Existing Lawful Development for the use of land and building for light industrial purposes (B1 c) and associated parking of vehicles and equipment

Slifehurst Wood Farm , Scratching Lane, Kirdford, West Sussex, RH14 0JN

The Parish Council had no objection to this application.

SDNP/23/00143/FUL The Old Coach House Hawkhurst Court Kirdford West Sussex RH14 0HS

Proposal: Addition of lean to storage unit at rear of existing stable block, installation of new rainwater harvesting system, replacement of existing 5 bar gate with new solid gates and making good hard surfacing in and around the stable yard.

The Parish Council had no objection to this application.

SDNP/23/00769/LDE | Existing lawful development certificate seeking to establish that Standgates Bungalow has been occupied by a person/s not employed in agriculture, in breach of Condition 1 imposed on permission KD/1/61, for a period well in excess of 10 years and is therefore immune from enforcement action and comprises an unrestricted dwelling in the countryside. | Standgates Bungalow Linfold Road Strood Green Kirdford West Sussex RH14 0LH

The Parish Council had no comments on this application.

Decisions

The following decisions were noted:

KD/19/03111/FUL - Minor Dev - Dwellings

Demolition of five garage/storage buildings and erection of 4 no. dwellings and 1 no. commercial unit with associated parking.

Eldridge's Yard, The Old Creamery, Glasshouse Lane, Kirdford, Billingshurst, West Sussex, RH14 0LT

REFUSE

KD/19/03111/FUL Mr R Nicholls, Eldridge's Yard The Old Creamery, Glasshouse Lane Kirdford Billingshurst West Sussex RH14 0LT

Demolition of five garage/storage buildings and erection of 4 no. dwellings and 1 no. commercial unit with associated parking.

REFUSE

KD/22/03184/DOM Mrs V Barker Herons Farm Cottage Herons Farm Lane Kirdford Billingshurst West Sussex RH14 0PR

New garage and car port with workshop/study over and associated works (crossover and driveway).

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PERMIT

KD/23/00229/TCA Mr Paul Eaton, Bridgefoot Cottage Glasshouse Lane Kirdford Billingshurst West Sussex RH14 0LP

Notification of intention to crown reduce by 1.5m and crown thin by 10% on 1 no. Bramley Apple tree (T1), reduce height by up to 1m on 1 no. Greengage tree (T2) and reduce height by approx. 7m and reduce widths by 3m on 1 no. Willow tree (T3).

NOT TO PREPARE A TREE PRESERVATION ORDER

Enforcement Notices: None received.

52. Planning Enforcement / TPOs

None received.

53. Neighbourhood Plan – Update

The Neighbourhood Plan was being reviewed by Troy Hayes Planning.

54. Recreation Ground and Pavilion Upkeep – Update

It was noted that the Surveyor's report had been received and they had deemed the Pavilion to be of sound condition.

55. Great Common Pavilion Update

Cllr Brooks was seeking application advice from Chichester District Council. It was noted that the fee of £395 should not have been charged to the Parish Council and CDC would reimburse this amount.

56. Village Hall Refurbishment

The Chair of the Village Hall Committee spoke to the Parish Council and said a bat survey would be undertaken.

It was noted that a consultation meeting would take place on 14th March. There would also be a logistics meeting prior to contacting works contractors.

57. Drains, Grips, Ditches & Gullies

Cllr Persson had previously reported floods at Rickmans Lane/Foxbridge Lane junction to West Sussex County Council. Although WSCC had advised on two occasions that the matter was resolved, the flooding still remained. WSCC advised that the flooding was possibly caused by neighbouring landowners not maintaining the ditches adjacent to their land.

Cllr Persson had cleared a gully in Petworth Road.

58. King Charles III Coronation

After the meeting held in March, a further meeting was organised for 3rd April.

59. CAGNE

No further update.

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60. Allotments

It was noted that Cllr Brooks had asked the Leconfield Estates if they had a parcel of land they were willing to lease to the Parish Council for the use of allotments. To date, no response had been received. The Clerk had contacted CDC to request any advice or assistance they could provide and a response was awaited.

Local landowners would be asked if they had land which they would be willing to lease to the Parish Council.

61. Health & Safety

Cllr Osborne to order a new cabinet for the AED located at the Village Hall as the current one had become difficult to open.

Further complaints had been received due to the amount of dog waste not being picked up in the Recreation Ground. Residents would be canvassed on social media to obtain opinion on a resolution.

62. Date of next meeting: 17 April 2023 at 7.30pm - to be held at the Village Hall

17 April
15 May
19 June
17 July
18 September
16 October
20 November

63. Matters for Consideration at the Next Meeting

None.


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Chairman

17.4.23
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Date