



FELBRIDGE PARISH COUNCIL

Meetings are held on the first Thursday of each month (except January and August)
at 7.30pm in the Village Hall

Minutes of the Parish Council Meeting held on 2nd September 2021 **at 7.30 pm in Felbridge Village Hall**

Present:

Cllr. Georgina Chapman (Chairman)
Cllr. Ian McBryde (Vice-Chairman)
Cllr. Alex Horwood
Cllr. Lesley Steeds (County Councillor)
Mrs. Patricia Slatter (in attendance)

Cllr. Jeremy Clarke
Cllr. Joan Harwood
Cllr. Jo King

1. APOLOGIES FOR ABSENCE

Apologies were received from Cllr. Bridget Huntington and District Councillor Judy Moore

2. DISCLOSURE OF PECUNIARY AND OTHER INTERESTS

No additions to those already registered.

3. APPROVE MINUTES OF PREVIOUS MEETING

Minutes of the Parish Council Meeting held on Thursday 1st July were approved and signed.

4. CHAIRMAN'S REPORT

(i) **Hedgecourt Lake ASB:** The Chairman had produced a letter for residents in the Mill Lane area providing information on how to report ASB/criminal activity to the Police. It also emphasised the need for such reports to be made to accurately reflect the situation in that area. Cllr. Joan Harwood distributed the letters. The increased Police presence in the area has contributed to a reduction in ASB. There has been no further update on the Joint Action Group set up to monitor problems in the area. **Action:** Chairman to follow up.

(ii) **Felbridge Newsletter:** The latest newsletter was circulated in August.

(iii) **TDC Local Plan:** TDC have asked for more time to work on options for improvements to Junction 6 of the M25 which are key to the current plan. Updates to follow

5. FINANCE

(i) Receipts and Payments for July and August 2021

July

Date	To / From	Description	Amount	Current Account	Deposit Account
1 July		Brought Forward		£25128.16	25042.07
		Receipts			
		Payments			
1 July	Wright	Bus Shelter Cleaning	£45.00	-£45.00	
1 July	HMRC	Tax & National Insurance	£281.89	-£281.69	
1 July	Nick Dance	Grass Cutting	£528.00	-£528.00	
1 July	Clerk	Payroll	£850.37	-£850.37	
9 July	NEST	Pension Contribution	£165.13	-£165.13	
		Sub-Total	£1870.39	-£1870.39	
		Transfers	Nil		
		Carried Forward		£23257.77	£25,042.07
		Less Unbanked Transactions		0.00	
		Bank Balances including unbanked transactions		£23257.77	£25,042.07
31 July	Available Funds - Current a/c plus Deposit a/c			£48299.84	
31 July	Allocated Reserves (traffic calming £2k, bus shelter £6k, playground £15k, skateboard ramp £2k, grass cutting £1k)			-£26000.00	
31 July	General Reserve (Available Funds minus Allocated Reserves)			£22299.84	
Current Account statement was circulated to councillors on 3 August 2021 along with the above record of receipts and payments for transparency and confirmation of accuracy					

August

Date	To / From	Description	Amount	Current Account	Deposit Account
1 August		Brought Forward		£23257.77	25042.07
		Receipts			
		Payments			
9 August	NEST	Pension Contribution	£165.13	-£165.13	
10 August	Wright	Bus Shelter Cleaning	£45.00	-£45.00	
10 August	HMRC	Tax & National Insurance	£281.69	-£281.69	
10 August	Clerk	Payroll	£850.57	-£850.57	
		Sub-Total	£1342.39	-£1342.39	
		Transfers	Nil		
		Carried Forward		£21915.38	£25,042.07
		Less Unbanked Transactions		0.00	
		Bank Balances including unbanked transactions		£21915.38	£25,042.07
31 August	Available Funds - Current a/c plus Deposit a/c			£46957.45	
31 August	Allocated Reserves (traffic calming £2k, bus shelter £6k, playground £15k, skateboard ramp £2k, grass cutting £1k)			-£26000.00	
31 August	General Reserve (Available Funds minus Allocated Reserves)			£20957.45	
Current Account statement was circulated to councillors on 1 st September 2021 along with the above record of receipts and payments for transparency and confirmation of accuracy					

- (ii) **Annual External Audit** Additional information was requested and has been supplied.
- (iii) **Maintenance Budget** A report on village maintenance prepared by the Clerk in response to councillor concerns about maintenance was discussed. **Resolved:** It was agreed that overgrown hedges and vegetation obstructing pavements should continue to be reported to SCC so action could be taken at County level to address ongoing issues. Precept funds should not be spent on maintaining privately owned hedges. Any decision to allocate funds for maintenance outside of routine matters would be approved at a meeting. **Action:** Clerk to prepare a letter to be distributed to properties with boundaries alongside pavements reminding them of their responsibility to maintain access for residents. **Action:** Clerk to record and follow up any issues of council owned hedges which are not adequately maintained.

6. VILLAGE MAINTENANCE

- (i) **Grass Cutting:** Five of six cuts have now been completed. Final cut scheduled for October. **Action:** Clerk to liaise with contractor.

7. COUNTY COUNCILLOR REPORT

Cllr. Steeds reported that a SCC reorganisation may mean that there is no longer a dedicated Highways Officer for Felbridge. She also reported that discussions were taking place on the future of Adult and Child Social Care which takes up more than 60% of SCC's budget. Plans have been put forward for an additional precept specifically for Adult and Child Social Care funding.

8. DISTRICT COUNCILLOR REPORT

Cllr. Moore provided the Clerk with a report by email. Cllr. Moore reported that while there were still some issues with noise and littering at Hedgecourt Lake, there had been a marked improvement. She had posted on Facebook asking that residents with hedges alongside pavements and paths cut them back to allow full access for pedestrians. Discussions were taking place at TDC on the potential impact of any further planning on the MSDC border resulting from the MSDC Site Allocations DPD.

9. COUNCILLORS' REPORTS/UPDATES

Felbridge Football Club Cllr. King reported that Felbridge Football Club has restarted.

Limes Pond Cllr. McBryde reported that the pond had not yet been cleared this year. **Action:** Clerk to report to TDC.

10. SURREY HIGHWAYS/RIGHTS OF WAY:

Furnace Wood Sightlines: Cllr. Clarke raised the ongoing problem with restricted sightlines at Furnace Wood layby caused by overgrown trees. The Highways Officer had previously made a site visit but said funding was not available. Councillors raised concerns since exiting the layby on to a 50mph road without clear sightlines was a safety hazard. **Action:** County Councillor to raise with Highways.

Crawley Down Road Surface Damage:

The failure of a road surface reinstatement made by contractors following works on Crawley Down Road which had failed within weeks had been reported to Highways but the response had been that it was not considered in need of works at this time. Since the Clerk had provided Highways with the date, company name and contact email address for the project manager, the expectation had been that Highways would require the contractor to return and make good. **Action:** County Councillor to follow up

All other outstanding issue and reports were recorded on the website.

Reported Overgrown Hedges on A22 and A264:

Community Gang will clear obstruction

Reported Blocked Gulley:

All gulleys scheduled for clearance in October

Kissing Gates for Footpath 263. SCC Rights of Way confirm their recommendation that broken stiles should be replaced with Kissing Gates since they are more accessible, do not require maintenance and provide a long-term facility. The landowner has been asked to contribute to the cost/installation. **Resolved:** Expenditure was approved for £1128 from CIL funds to be allocated to cover the cost of two Kissing Gates on Footpath 263. **Action:** Clerk to place order.

11. **PLANNING**

(i) **Applications in Felbridge**

Applications considered at the planning meeting on 5th August attended by Cllr. Chapman, Cllr. Huntington and Cllr. Harwood

2021/1151 Chester Lodge, Woodcock Hill, Felbridge, RH19 2RD

Resolved: No Action

2021/1184 Yerba Buena, Herons Close, Copthorne, RH10 3HF

Resolved: No Action

2021/1178 Pendas, Herons Lea, Copthorne, RH10 3HE

Resolved: Felbridge Parish Council would like assurance that this application meets the requirements for permitted development in the Green Belt

2020/1959 Land At Brooknook, Lake View Road, Felbridge, RH19 2QF (APPEAL)

Appeal Reference APP/M3645/W/21/3269932

Resolved: Felbridge Parish Council confirm that their comments made at the time of the original application still stand and should be considered by the Inspector

Applications considered at the planning meeting on 19th August attended by Cllr. McBryde, Cllr. Huntington and Cllr. Harwood

2021/1181 Garfield Lodge, London Road, Felbridge RH19 2QZ

Resolved: Felbridge Parish Council have no objection to the rebuilding of the swimming pool. Tandridge District Council should take note of the neighbour's comment regarding the siting of the pump house to ensure that this does not cause noise or vibration to the adjoining property. The proposed new roof is substantially higher than the existing and Tandridge District Council should ensure that this does not impact on the neighbouring properties.

2021/1237 Cameron House, West Park Road, Copthorne, RH10 3EX

Resolved: No Action

2021/1253 Carousel, Herons Close, Copthorne, RH10 3HF

Resolved: No Action

2021/1288 St. Marys, Woodcock Hill, Felbridge, RH19 2RD

Resolved: No Action

2021/1319 146 Copthorne Road, Felbridge, RH19 2PD

Resolved: No Action

2021/1276 The Old Pheantry, Woodcock Hill, Felbridge, RH19 2RB

Resolved: No Action

Applications considered at the full Parish Council meeting:

2021/1333 Derry Beg, Domewood, Copthorne, Surrey, RH10 3HD

Demolition of existing conservatory and Erection of a single storey rear extension to be used as a replacement conservatory

Resolved: Felbridge Parish Council object to this application on the grounds that it exceeds the volume which Tandridge District Council typically allow beyond the 'original building' and therefore would constitute inappropriate development in the Green Belt.

2021/1478/NC Land East of Woodcock Hill, Felbridge, RH19 2RD

Proposed Change of Use from agricultural buildings to 3 dwelling houses (C3 Use class) (Prior approval for change of use under Schedule 2, Part 3 Class Q).

Resolved: Felbridge Parish Council carefully considered the documents as they are very concerned about construction in the Green Belt and the potential resultant harm to this designated area. Felbridge Parish Council wish to draw attention to significant evidence from residents which appears to show that the buildings are not able to be repurposed but would actually require significant re-building contrary to the planning statement. The drawings appear to show that two of these were not agricultural buildings but stood within the curtilage of a domestic dwelling. Felbridge Parish Council are very concerned about the size of the proposed curtilages shown as they are inappropriate in the setting and do not afford suitable outdoor amenities for the residents. Felbridge Parish Council are very concerned that creating a suitable access including the provision for refuse trucks and vehicle turning would cause inappropriate development in the Green Belt. We wish to point out that the access route is within a high-risk flood zone according to the government's flood risk website. Residents' comments regarding a history of flooding in the field are noted. Felbridge Parish Council conclude that the proposed development would constitute inappropriate development in the Green Belt and is there is sufficient evidence contrary to the permitted development being sought.

(ii) Applications Received by Neighbouring Authorities

None which directly affect Felbridge.

12. CONSULTATIONS**(i) MSDC DPD Site Allocations**

Cllr. Clarke reported that recent changes to the NPPF do not affect the proposed sites SA19 off Crawley Down Road or SA20 at Imberhorne Lane so no further response is required.

13. HOUSING SURVEY A copy of Surrey Community Action's report on Affordable Housing needs in Felbridge following their survey was circulated to councillors in advance of the meeting.

Resolved: Councillors were concerned about the report and the conclusions and question the value of the survey and the validity of its findings. The report attempts to make a case for the development of a Rural Exception Site in the Green Belt but with little hard evidence to support it. Councillors do not believe that the Housing Need Report was backed by substantial evidence, bearing in mind the low level of responses to the survey. Councillors believe the report is not independent and was instead driven and funded by a developer to make a case for a Rural Exception Scheme on a site that has already been turned down for open market housing development.

Action: Cllr. Ian McBryde to draft and circulate a formal response to all councillors for approval

Action: Clerk to send approved response to Surrey Community Action.

14. CLERK'S REPORT**(i) Correspondence:**

Issues including overgrown hedges, HGVs using Rowplatt Lane, accessing pre-application advice on planning and planning comments not being uploaded to TDC website,

(ii) Roadworks

UK Power Networks roadworks now have to be rescheduled since they were postponed due to emergency gas works nearby on the planned dates. New dates will be circulated when available.

(iii) Leisure: Delivery of the outdoor table tennis table has been delayed until late September.

(iv) Green Waste Bins: TDC report that the national shortage of HGV drivers is now affecting local collections. In order to prioritise refuse and recycling collections, Green (Garden) Waste bins will not be collected for at least two weeks.

(v) **Abbey Homes:** Developers have placed a sign on site listing the infrastructure payments they will be making to MSDC. Felbridge Parish Council issued a statement to confirm that none of these payments would be made to support services in Felbridge.

15. BUSINESS FOR NEXT MEETING

Second Quarter Finance Review
Review of Social Media Policy

16. DATES OF NEXT PARISH COUNCIL AND PLANNING MEETINGS

A full Parish Council meeting will take place on Thursday 6th October and a planning meeting is scheduled for Thursday 16th September.

The meeting closed at approximately 2120.

Patricia Slatter
Clerk to Felbridge Parish Council

