

MINUTES OF BALCOMBE PARISH COUNCIL (BPC)
HELD IN BRAMBLE HALL ON
Wednesday 5th April 2023 at 8pm

Present: Cllrs Alison Stevenson – Chair (AS), Manouchehr Nahvi (MN), Massi Smith (MS), Helen Caudrey (HC), Paul Williams (PW), Nick Major (NM), Nicky Gould (NG), and Nick Beecroft

647. Declarations of personal or pecuniary interest

AS – Worth Glamping – personal

NM – Barnfield – personal

NG – Albany & Little Colliers – personal

MS – Land adjacent to Balcombe House, Little Colliers, Stumble Cottage – personal & The Half Moon Inn – pecuniary

MN - The Half Moon Inn – pecuniary

NB - The Half Moon Inn & Little Colliers – pecuniary & Great Coopers - personal

HC – Albany & The Half Moon Inn – pecuniary

648. Apologies for absence

Lloyd Thompsett – Vice Chairman (LT)

Joanne Blundell (JB) – Work commitments

649. To approve the Minutes of the Meetings held on 5th March 2023

The minutes for the meetings were approved as a true record and signed by the chairman.

650. Public Participation

None

651. Matters currently being pursued, report from the Clerk

- The completion of the remedial works to the guttering at both the Pavilion and to Bramble Hall have been halted somewhat due to adverse weather conditions.
- Security/ sensor lighting has now been installed to the pavilion. The installation of a designated power socket has been postponed until a decision has been made on the location.
- Clerk applied to MSDC for a grant on behalf of the volunteers organising King Charles' Coronation events in the village. MSDC should be notifying applicants in a few weeks as to if any money has been allocated.
- The date of the local district council elections will be held on 4th of May – voting in the Victory Hall, Identification will be required to vote.
- The Annual Parish Meeting is set to take place on 17th May and would be preceded by a brief meeting for the newly elected Councillors to sign the necessary paperwork. Full PC meetings will be held on 3rd of May and 14th June.
- Councillor Marsh has not been able to source a free defibrillator to replace the Bramble Hall unit.
- Provided an update on the streetlights. 13 of the 14 new lanterns have now been installed on the London Road. The contractor and UK Power Networks have one to replace outside Westland View. 24 out of a total of 77 have now been converted to LED lanterns (36%). Further allocation of funds will be assigned to replace remaining

non-LED lamps will take place over the next 2 years. Clerk to apply for a grant to Re-power Balcombe.

- Updates on Planning applications:

Number	Site/Address	Proposal	Decision/ Decision Date
DM/22/0034	Kibo House, Stockcroft Road	Oak(T1) raise crown by 2.5M and reduce remaining crown by 2.5M and reduce remaining crown by 2M due to considerable growth and excessive shading.	Decision Date - approved 14 th March 2023
DM/23/0206	Casteye Barn, Haywards Heath Road	(G1) Sycamore Trees	Decision date – 1 st March 2023 No objection
DM/22/3823	Little Bretts, Haywards Heath Road	Installation of new kitchen units and installation of log burner.	Decision Date – 28th Feb 2023 Permission granted
DM/23/0304	The Coach House, Oldlands Avenue	T1 AND T2 Oaks and reduce crown by 1.5 TO 2.5M. Crown lift lower limbs. T3 and T4 Oaks, controlled dismantle to ground level.	Decision Date – 8 th March 2023 No objection
DM/23/0425	Glenmore, Deanland Road	Acacia – Reduce crown by up to 2.5M.	Decision date- 29 th March 2023 No objection -

652. Planning - to consider the following applications:

Number	Site/Address	Proposal
DM/23/0273	Worth Forest Glamping, Worth Lodge Cottage, High Street	Application for existing glamping site to host weddings within the existing site boundary.
Balcombe Parish Council have no objection as the proposal won't result in additional disturbance or traffic.		
DM/23/0704	11 Barnfield, Haywards Heath Road	Proposed single story rear extension.
Balcombe Parish Council have made the assigned planning officer at MSDC aware that there are missing documents on the portal. In principle BPC have no objections but feel that the application is currently incomplete.		
DM/23/0607	14 London Road	Proposed ground floor rear and side extension
Balcombe Parish Council have no objections.		
DM/23/0673	Land Adj. to Balcombe House, Haywards Heath Road	Advertisement Application Proposal: Two-sided freestanding non-illuminated sign.
Balcombe Parish Council comment that this was a retrospective application on Shanly Homes' own land. BPC have no objection to the principle of the application.		

653. To consider Planning Applications received after publication of Agenda.

DM/23/0630	Land Adj. to Balcombe House, Haywards Heath Road	Variation of condition 2 of planning approval DM/22/3481 - Rationalisation of the site layout to detach Plots 8 and 9 which creates permeability between the plots and is reflective of the character of the building form and dwellings within the surrounding area; and Utilisation of space above the garages serving Plots 8 and 9 resulting in a better and more attractive environment for the future occupiers.
BPC fundamentally object to this application to enlarge and detach these properties. The change would increase the value of the properties and both houses would then have the potential to become four-bedroom houses by reinsertion of the wall removed in this application between the current bedroom 1 and 3. This would adversely affect the affordability as well as go against the criteria for the Neighbourhood plan for this site in delivery of housing mix and lower cost homes. This is the second application for enlargement of homes on this site before construction even starts.		
DM/23/0669 & DM/23/0668	Half Moon Inn, Haywards Heath Road	To reinstate an existing wall following a road traffic accident along with alter to the concrete base to the external hard standing (used for seating for the pub) to brick.
BPC have no objections		
DM/23/0670	Albany, Deanland Road	Trees in a Conservation Area Proposal: T1 Intermingled Holly and Willow - remove. T2 Plum tree - remove. T3 Willow - crown raise up to 2m. Site Address: Albany Deanland Road Balcombe Haywards Heath
Cllr Helen Caudrey (HC) left the room whilst the planning application was being discussed – pecuniary interest. BPC have no objections to the proposed tree works but commented that they would welcome replacement trees in a more suitable location on the land.		
DM/23/0657	Stumble Cottage, Oldlands Avenue	Two storey side extension, new porch to front elevation, demolition of existing garage and erection of new garage.
BPC commented that they have no objection in principle of the enlargement of the property but commented that the porch and fenestration were not in-keeping with the retained windows and characteristics of the property.		
DM/23/0633	Little Colliers,	Removal/Variation of Condition Proposal: Vary condition 2 relating to planning reference DM/22/2110 to allow for revised plans.
Nick Beecroft left the room whilst the planning application was being discussed – pecuniary interest. BPC concur with the conservation officer and would like to comment after the additional information has been applied and advice provided.		
DM/23/0718	The Waggon Wheels, 1 Tunnel Cottages, High Street	Single storey side and rear extension.
BPC have no objections		
DM/23/0620	6 London Road	Single storey rear extension, external porch and associated landscaping.
BPC have no objections.		
DM/23/0587	Victory Hall, Stockcroft Road	Demolition of two separate external walls and construction of new external walls and roof to provide an internal corridor between existing buildings,

		improving disability access into Victory Hall/Balcombe Club.
BPC commented that it is vital to retain the character of the Victory Hall internally, with its remarkable murals and wood panelling. Internal details have not been included within the planning application documents/plans. In principle we are in favour of improving disability access of this highly sensitive building however we are not able to assess the impact of the proposal with the information provided.		
DM/23/0789	Great Coopers, Corner Farm, Redbridge Lane, RH17 6PP	External alterations to outbuilding including replacement and changes to fenestration, replacement of oak balcony, relocation of external stairs, and change of roof type from hipped to gabled. Extension of brick wall, creation of outdoor kitchen and shingle path.
BPC had no objections and stated that the proposed plans are visually an improvement to the building but commented however that the original barn had a gable roof, and the current roof style would have been a replacement for the original barn lost in a storm. The PC do not object to the change.		

654. To receive an update from groups:

Recreation, Play, youth and halls: No updates.

Neighbourhood Plan: Cllr AS contacted Judy Holmes and the PCC to obtain a response with regards to the proposal of the entrance/second entrance for the village carpark. Further communication to follow.

Planning & New Development: No further updates – Shanly Homes latest variation the agreed planning permission was discussed earlier during the meeting.

Transport: Cllr NM raised concerns over a survey taking place regarding railway station usage; however, the census was that Balcombe had become more popular due to the availability to park at the station and due to parking costs. A brief discussion took place with regards to the land below the existing station car park being used for further parking.

Energy: Cllr HC is awaiting confirmation of a date in which to meet WSCC to look at flooding issues.

Admin and Assurance: No updates

655. Financial

a) February Cash Book Receipts & Payments. Expenditure included: £1737.30 to Street Lights towards replacement of 14 lanterns on the London Road. EFP Gritting £720.00. £78 towards gifts for the two volunteers who helped to produce the Balcombe Walking Maps.

b) March Cash Book Receipts & Payments. Expenditure included: Clearance of the cheque to GP Electrical for the remedial works to Bramble Hall £410.00. JP Print & Packaging for printing of the Walking Maps £1562.56. Payment to Airtech who installed the boilers for the Victory Hall £4800; this was party paid by the grant from the Parish Council.

656. To consider grant applications from the following applicants:

- Victory Hall Centenary Committee - £330 towards expenditure for commemorative event celebrating the centenary of the Victory Hall on 11th November 2023 – The Councillors unanimously resolved to the grant for the full sum requested.

- 4Sight Vision Support - £100 to support 2 clients living in Balcombe – it was resolved to grant the full amount requested.
- Kent Surrey Sussex Air Ambulance Charity (KSS) - £300 to help the charity to continue to be there for those most in need – the councillors rejected the grant on this occasion because although a fantastic charity, it was felt that as a small village the precept should go towards village expenditures.
- King Charles’ Coronation Event (Sarah McLarin - organising) - £500 towards expenditure for the event/s – it was resolved to grant up to £400 for the event. The Clerk has applied on behalf of the volunteers organising the event, for a grant from Mid Sussex District Council. Clerk to update Councillors when notice is communicated by MSDC.

657. To Approve the works to the pavilion

Sensor lighting to the front of the building was approved at a cost of £258. The designated power socket installation will be paused temporarily whilst additional advice and a decision as to where this is to be positioned is made. This will be put forward as an additional agenda item at a future council meeting.

656. Correspondence.

Correspondence items were shared with Councillors prior to the meeting. It was concluded that correspondence items will be allocated numbers as well as initials going forward; making them items easier to identify.

657. Exchange of information

It was suggested for all correspondence items to include numbers as well as initials, making items easier to refer to.

There being no further business the Chairman closed the meeting at 10.23pm

THE NEXT REGULAR MEETING OF THE COUNCIL WILL BE Wednesday 3rd May 2023 at 8pm – Bramble Hall.

Signed Chairman:

Date: