

MINUTES OF THE BALCOMBE PARISH COUNCIL MEETING (BPC) HELD IN BRAMBLE HALL ON WEDNESDAY 6th September 2023

Present: Cllrs Alison Stevenson - Chairman (AS), Nicky Gould (NG), Paul Williams (PW), Manouchehr Nahvi (MN), Nick Major (NM), Nick Beecroft (NB), Jo Blundell (JB), and Helen Caudrey (HC).

County Councillor: Bruce Forbes (BF)

District Councillor: Gary Marsh (GM)

731. **Declarations of personal or pecuniary interest in any agenda item listed**

Cllr AS Personal interest in item 9, planning applications for 15 Oldlands Avenue DM/23/2220 & DM/23/1709.

Cllr NB personal interest in item 9, planning application for Green Tree Hall DM/22/2432 and pecuniary interest in Little Colliers DM/23/2090 in which NB left the room whilst being discussed.

732. **Apologies for absence**

Lloyd Thompsett (LT) – Travelling

733. a. **To approve the Minutes of the Meeting held on 5th July 2023**

The minutes were agreed as a true reflection of the meeting. They were then signed by the chairman.

b. **To approve the Minutes of the Planning Meeting held on 2nd August 2023**

The minutes were agreed as a true reflection of the meeting. They were then signed by the chairman.

734. **Public Participation**

2 members of the public present. One member of the public spoke for the purpose of requesting that the Parish Council provide residents with more publicity for residents to have their say, when in receipt of a grant application from FFBRA or any other controversial proposal.

As a result of the resident's comments Cllr AS stated that their comments had been noted and in future the Parish Council would try to publicise the agenda to a wider audience. Legal advice was sort and as a result and BPC were advised that providing a grant was possible. The initial grant was authorised in principle at the June meeting as being subject to legal advice that was not able to be obtained until after the June meeting. Cllr As explained that the poll carried out previously remains the statistics in which decisions are based and that the Parish Council's stance has and remains against Oil exploration at the Lower Stumble site.

Cllr MS commented that the Parish Council were not taking sides when agreeing to provide a grant but felt it appropriate for the case to go to court for the judge to make the overall decision and a line to be drawn under the issue.

The Parish Council has not needed to make the grant as FFBRA have raised sufficient funds and the legal case has been heard in the High Court.

735. **Matters currently being pursued, report from the Clerk**

- The three dilapidated windows at the rear of Bramble Hall have been replaced.
- Three rubbish bins have been fitted at the following locations Outside Balcombe Station on the bus shelter, in the layby by the entrance to St Marys Church, in the

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layby by the church steps. There is however now an issue with the bin not being emptied by the station as MSDC are refusing to empty whilst the road is cordoned off due to the works being carried out at the station. The Railway company have been asked to help remove the waste.

- Chaleybeate AKA Mineral Spring Boardwalk – work to replace the boardwalk is in progress.
- Mill Steps – Fully open to the public after remedial works has been carried out to the repair the steps and footpath.
- Complaint received from a resident on Stockcroft Road regarding the noise disturbance during two Zumba Classes held on the recreation ground.

736. To consider applications for the Casual Vacancy and Co-option of new councillor

Ian Black was Co-opted onto the Parish Council. This was a unanimous vote by Cllrs present. The Parish Council now has all 11 of the allotted seats filled.

737. Updates on Planning applications:

Number	Site/Address	Proposal	Decision/ Decision Date
DM/23/1809	Balcombe Rifle Club Stockcroft Road RH17 6LL	Felling to ground level of 2 no. Thuja plicata (western red cedar) conifers growing at Northeastern corner and 1 no. Fraxinus excelsior (Ash) on eater end building.	No objections 17 th August 2023

738. Planning - to consider the following applications:

Number	Site/Address	Proposal	Assigned
DM/23/2220	15 Oldlands Avenue	Lime Tree (T57) - Re-pollard	NM
Balcombe Parish Council would like to defer to the tree officer.			
DM/22/2432	Greentree Hall, High Street	Erection of a folly in a field to the north-eastern side of the access drive leading to the wedding business main venue building and to the northern side of the highway. Amended drawings received on 20.06.2023 and 21.08.2023 for alternative location of folly.	MS
Balcombe Parish Council have no objections to the planning application.			
DM/23/1709	15 Oldlands Avenue	Proposed new porch.	NB
Balcombe Parish Council have no objections.			
DM/23/1761	Pemby, Oldlands Avenue	Single storey rear extension, garage conversion and partial infill under open porch.	MN
Balcombe Parish Council comment that they feel these are good plans and the extension modest within the footprint of the existing building. No objection with the removal of the T1 Field Maple tree if it is required.			

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DM/23/1978	New Barns, Brantridge Lane	Conversion of existing Barn to form single 4 no. bedroom residential dwelling with associated parking provision and landscaping.	PW
Balcombe Parish Council noted that the previous application for the barn to be demolished was approved. BPC commented that the proposed application to convert the existing barn was more in keeping than the previous application for a new house. BPC believe that this type of building is contrary to Neighbourhood, District and National Planning Policy. The barn is an agricultural building, and BPC has concerns over the continuation of all the barns being converted into houses.			
DM/23/1980	Rose Cottage, Haywards Heath Road	Proposed side extension, loft conversion with rear dormer and front and side roof light windows. Removal of existing chimney and installation of new flue.	AS
Balcombe Parish Council commented that it would be their preference to retain the chimney rather than replace with a modern flue. The street scene needs to be consistent /maintain balance with the adjacent properties. Preference would be to retain the traditional front door.			
DM/23/0607	14 London Road	Proposed ground floor rear and side extension. Amended plans received 12.07.2023 showing reduction in size of extension and removal of side extension together with revised siting.	Extension not granted for comment
DM/23/2090	Little Colliers, Mill Lane	Change the window glazing bar pattern on windows, changed to horizontal bars only, to match the historic windows on the existing 17th Century cottage. Change the paint colour of all the timber windows from white to kitchen green. The existing dilapidated roof and the new roof to be tiled in reclaimed handmade peg tiles.	HC
Cllr NB left the room and meeting whilst the application was discussed. The applicant stated that the paint colour is being changed to Elephants Breath. Balcombe Parish Council commented that they feel the application is an improvement to the previous application and better retains the character of the property. No objections.			

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

DM/23/2158	Robinshaw And Wayside House, Haywards Heath Road, RH17 6NJ	Proposed erection of four dwellings, two semi-detached and two detached properties as well as 6 parking spaces and a single-storey garage structure to the existing house at Upper Stumble. The two semi-detached properties will replace the bungalow at "Robin Shaw" and an upgraded access created to the two new detached properties to the land at the rear (west).
Balcombe Parish Council Object. Subject to the proposed properties being contrary to the Neighbourhood plan. They overpower an existing listed building, are in the AONB and outside the built-up area of the village. There were also concerns from the Parish Council over the designs submitted and the application stating only 6 parking spaces for 4x four-bedroom houses to be built which was felt not adequate. Cllr Gary Marsh stated he would have the application called in to the planning committee		

740. To receive an update from working groups:

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Recreation, play, youth, halls – no updates

Neighbourhood Plan – no updates

Planning & New Development – as above for planning application DM/23/2158

Transport – item 14 of the agenda.

Energy – A grant application has been submitted to Re-Power Balcombe for consideration. If successful the grant will be used to convert a further 16 lampposts to LEDs. The Street Light inventory has now been corrected with UK Power Networks to include new LED lanterns on the London Road and to add an additional 6 lampposts that did not exist on the inventory listing but are the responsibility of BPC. As further lampposts are converted to LED lights this will reduce energy usage and bills.

No further news to date with regards FFBRA's legal case held at the High Court in July.

Admin and Assurance – no updates received.

741. **Financial**

a) **To approve July Cashbook and Receipts.**

July's cashbook receipts and payments were approved. Expenditures included: Window Wise deposit £700 (Bramble Hall windows), Parish Online Mapping £120, Graham Prett Electrician – new socket inside the Pavilion for external power sources £320, SMART Gardens grass cutting of the Village Green £360, Street Lights Quarterly maintenance £821.24. C. Jim Reimburse payments for planters and signs for Pavilion £168.89, D. Gould - £241.20 services to clear Bramble Hall hedge and land at the rear, installation of signage at Pavilion and rubbish bins.

b) **To approve August Cashbook and Receipts.**

August's cashbook receipts and payments were approved. Expenditures included: Glasdon – replacement and purchase of 3 rubbish bins £599.72, Surrey Hills Solicitors - £330, Expenses S. Stevens – reimburse Chairmans allowance and gifts to walking maps contributors £193.51

742. **To put forward to MSDC the proposal for acquiring a Speed Indicator Device (S.I.D), from S106 funds. To include associated equipment and installation. Approximate value £6,500 (+ VAT).**

It was agreed to apply for the Section 106 funding for this purpose. Cllr NG and members of the Traffic working group to meet with John Cunningham (on 13.09.23) from WSCC to determine location of poles for siting the S.I.D.

NG to confirm expenditure breakdown prior to submission to MSDC.

743. **To consider the recommendation of the Traffic Working group to support in principle the London Road TRO/CHS submitted by residents.**

Cllr AS prepared a summary which was shared with the members of the Parish Council. Some minor wording edits were agreed, and once finalised the Parish Councillors confirmed it will be shared with the London Road residents and WSCC in support of speed reductions on the Balcombe section of the London Road; North of the Village.

744. **Correspondence**

Cllr Nick Major handed the documents/plans he had obtained from West Sussex County Council Information when the Ripple Print (red areas of road) were placed.

Information was shared with Cllrs in advance of the meeting. No additional topics were discussed.

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745. **Exchange of Information.**

Cllrs to confirm allotted times to be preset on the Parish Council Stand at the Fete on Saturday 9th September.

The meeting was closed by the Chairman at 10.05pm

THE NEXT REGULAR MEETING OF THE COUNCIL WILL BE Wednesday 4th October 2023
- at 8:00pm - Hall