

LURGASHALL PARISH COUNCIL

Minutes of the Annual Meeting of the Parish Council held in the Village Hall on Thursday, 10 July 2008

Present: Mr R E J Cooper (Chairman), Mr J S Bonnett, Mr K M Caird, Mrs A Martin-Jenkins, Mr G D J R Sharp, Dr A H J Tate and Mr P J Széll (Clerk).

Also present: Mr C Duncton, Dr P Mackey and one member of the public.

The Chairman declared the meeting open at 7.35 pm.

44/08 - APOLOGIES FOR ABSENCE

Apolo­gies for absence had been received from Dr P J H Wilding and Mrs J Boxall.

45/08 – CODE OF CONDUCT

The Chairman reminded members of their responsibilities under the Code of Conduct.

46/08 – MINUTES OF LAST MEETING

The minutes of the last meeting were approved and signed by the Chairman as a true record.

47/08 – MATTERS ARISING

Waste skip. A skip has been ordered for Saturday 27 September 2008.

48/08 – OPEN FORUM

No matters were raised.

49/08 - COUNCILLORS' REPORTS

- Mr Duncton raised four matters: (a) St Richard's Hospital. Whilst there was still a chance of saving St Richard's as a major general hospital, he was encouraging Parishes to write letters of support to the Chairman of WSCC's Health Committee; (b) Rother Valley Schools. WSCC's decision had been good for Northchapel PS. The outcome would not entail the provision of extra temporary classrooms there (as in Fittleworth for example); (c) Petworth lorry signs. It was hoped the new signs diverting lorries around Petworth would be in place by the end of August; and (d) County Local Committee meetings. The recent practice of starting CLC meetings in mid-afternoon was proving difficult for many would-be attenders and was likely to be stopped.

- Dr Mackey drew attention to five matters: (a) Jobson's Lane. His letter to the Chief Constable criticising the safety of highways throughout his ward, and in particular Jobson's Lane, had been passed on to WSCC's Highways Department which in reply had said the poor condition of many of the county's rural roads was the consequence of the ravages of winter and the increasing volume of traffic using such roads. The Parish's roads were, however, regularly inspected to ensure they remained in a safe condition; (b) Bank Charges. CDC's Resources Portfolio holder was considering what collective action might be taken if banks started charging local and district council for each transaction; (c) Greenfields Bungalow. He had been in correspondence with CDC's Chief Planner about ensuring observance of some of the planning conditions applicable to the rebuilding of Greenfields; (d) Cow shed at Orchard Park Farm. CDC's Planning Officials were recommending Development Committee (North) at its meeting on 16 July to permit this planning application; and (e) Planning Bill. This Bill, which had recently completed its passage through the Commons, would have serious implications for local scrutiny of major development projects.

50/08 - FINANCE

1. Current financial statement. The Clerk distributed:
 - (a) a statement of the position of the Council's bank accounts, incorporating details of cheques that needed to be issued and for which approval was sought; and
 - (b) figures setting out the Council's income and expenditure against its budget for the current financial year.

The Council approved payment of all the cheques listed in Annex B, below.

2. Annual return. The External Auditors had identified a technical error in the Council's annual return and requested that it be corrected. (Cheques paid but not yet presented on 31 March should have been included in year's total payments.) The meeting authorised the Chairman and Clerk to make the necessary change to the annual return.
3. Bank charges. National Westminster Bank had assured the Clerk that its introduction of bank charges would not apply to the transactions of bodies with small incomes such as the Council. Its assurance had yet to be put to the test.

51/08 – PLANNING

1. Applications. In Dr Wilding's absence, the Clerk reported that eight planning applications had been notified to the Council since the last meeting – the applications concerning Cotchet Barn, Telegraph Cottage and High Hampstead Barns referred to in paragraph 2, below, and the five listed in this paragraph. The applications concerning Pheasant Hill and Old Barn had not yet been considered by the Planning Committee. Of the remaining three applications, the Committee had objections to, and comments on, two of them – namely the two applications concerning Orchard Park Farm. Copies of its letters to the District Council, dated 12 and 15 June 2008, setting out those objections and concerns were circulated to those present at the meeting for information, as was its letter, dated 12 June 2008, about the High Hampstead Barns application:

LG/08/02146/FUL: Orchard Park Farm, Village Green

New agricultural building

LG/08/02152/DOM: Orchard Park Farm, Village Green

Demolition of existing utility room and pantry and construction of new kitchen/breakfast room, boot/utility room, tack room and farm/vet store

LG/08/01998/DOM: Westminster Cottage, Hillgrove Lane

Erection of a single storey garden shed

LG/08/02553/DOM: Pheasant Hill, Hillgrove Lane

Single storey side extension to provide utility room and music/computer room

LG/08/02695/TCA: Old Barn, Village Green

Notification of intention to fell 1 no. Cypress tree

2. Decisions. Nine decisions had been received from Chichester DC since the last meeting:

LG/08/00998/DOM: Greenfields Bungalow, Northhurst Lane

Replacement garage and associated landscaping

PERMIT

LG/08/01202/FUL: Orchard Park Farm, Village Green
New agricultural building WITHDRAWN

LG/08/01282/FUL: Greenfields Bungalow, Northhurst Lane
Alternative proposals to planning permission LG/07/04239/FUL for the demolition and removal of existing dwelling and ancillary buildings and construction of replacement dwelling and associated landscaping PERMIT

LG/08/01240/DOM: Dial House, Dial Green
Two storey side extension to replace existing single storey side extension PERMIT

LG/08/01252/LBC: The Green, Village Green
Removal of internal wall, blocking up of a doorway and minor internal and external refurbishment to match existing GRANT

LG/08/01602/LBC: 163 Bishops Holt
Single storey side extension WITHDRAWN

LG/08/01820/LBC: Cotchet Barn, Cotchet Lane
Reroof and replace existing machine made tiles with high-end handmade plain clay tile. Replace existing flat felt roof (not visible) with like. Insulate roof. Replace existing plastic guttering with cast-iron guttering GRANT

LG/08/02001/TPA: Telegraph Cottage, Quell Lane
Reduce 1 no. bow (extending over car park) by 25% on 1 no. Sweet Chestnut (marked on plan as (T1)), reduce height of main stem by 6m on 1 no. Sweet Chestnut (marked on plan as (T2)), reduce canopy (crown reduce by 30% and deadwood on 1 no. Sweet Chestnut (marked on plan as (T3)), cut off all large growth back to main stem (old pollard points) on 1 no. Sweet Chestnut (marked on plan as (T4)). All four trees are within woodland W1 subject to LG/82/00615/TPO PERMIT

LG/08/02025/FUL: High Hampstead Barns, High Hampstead Lane
Sand school 20m x 40m and 4 no. agricultural stores/stables WITHDRAWN

3. Other planning related matters. At the request of the Planning Committee, letters voicing various concerns had been sent since the Council's May meeting:

- (a) to the owners of Greenfield Bungalow requesting them to remove or tidy up the unsightly quantity of builders' waste piled up around the entrance to the site;
- (b) to the District Council's Planning Enforcement Team enquiring whether consent had been sought for the removal of part of the wall and hedge immediately to the west of High Hampstead Farmhouse and whether there had been a change in the use of the adjacent paddock from agricultural to domestic garden;
- (c) to the District Council's Planning Enforcement Team enquiring whether the mobile home on land next to the Woodcraft Folk's Park Farm site was being used as a permanent dwelling; and, if so, whether consent had been sought for such use;
- (d) to the Chief Planning Officer seeking an explanation for the omission of a key planning condition from the District Council's decision on application LG/08/01282/FUL stipulating retention of the existing hedging and planting along the road frontage to the east of the Northhurst Lane access to Greenfield Bungalow; and
- (e) to the Chief Planning Officer seeking assurance that there had been no prejudgment of the

merits or the outcome of application LG/08/02146/FUL by his Department in their communications with the agents for the owner of Orchard Park Farm.

Responses had so far been received to (a), (b) and (d). In discussion of (a), Members expressed concern about the traffic problems caused by vehicles visiting the Greenfields site (and, indeed, other building sites in the parish that had limited on-site parking space) as well as about the need for the Highways Authority and Planning Department to ensure that any damage caused to verges be put right at the developers' expense.

52/08 - HIGHWAYS

Road sign at Gospel Green. The loose roundel on the black and white sign post at Gospel Green was temporarily lost in June after being dislodged during County Council cutting of the surrounding grass. Mr James Lane had found it by the BT payphone. The Clerk was liaising with Gary Sharp and WSCC's Highways Department about getting the roundel refixed.

53/08 – RECREATION

Mr Caird reported on the Recreation Committee meeting held on 12 June, updating it as necessary. Members added various comments. The Council took note of the report as updated and endorsed a number of decisions arising from it, as indicated in the following summary:

(a) Footpaths and bridleways. Members were unhappy about SDJC's failure to complete repairs to Bullocks Lane. Despite representations from Mr Michael Oakland, SDJC had not committed itself to any further work. It was agreed that the Chairman should write expressing the Council's concern. (Mrs Martin-Jenkins would provide a draft.)

(b) Playground. Repainting of the play area's metal equipment had been delayed, principally because of unreliable weather.

(c) Allotments.

- *Access path fence.* The Clerk was awaiting an estimate for the labour involved in refencing the access path (all materials – including a new gate post – to be provided by Leconfield).

- *Boundary line.* The Clerk had a site meeting with Leconfield Estate representatives on 17 June at which the boundary line between the allotments and the rear gardens to houses fronting the Village Green had been clarified. As a result, the Estate plans to write to a couple of the house owners about encroachments onto allotment land.

- *Hiring of plots.* There had been a sudden upsurge of interest in hiring allotments. Five new plots had been taken up in the past month; confirmation was awaited about one and a half more. Gary Sharp and the Clerk had marked out nine new plots to assist potential plotters.

(d) Village Green.

- *Maintenance.* Some concern had been expressed that the maintenance contractor should be cutting the grass around the Green more frequently, in particular the small triangle and the area behind the bench on the west of the Green. It was confirmed that cutting of the area north of the footpath to the Malt House should be left till late in the summer to allow wild flowers to grow.

- *Parking.* Mr Caird and the Chairman would be meeting the tenants of the Noah's Ark and Greene King's Area Manager on 17 July to explore what could be done to resolve the issue of parking in the vicinity of the pub and the Church.

(e) Football field. Mr Caird informed the Council that he and the Chairman (acting in their personal capacities) had met Sean Taylor and Peter Taylor of the Football Club on 7 May and a *modus operandi* had been agreed. In essence, Lurgashall FC's management committee would continue in being to cover the possibility that football might at some time be re-established in the name of Lurgashall FC. Mr Caird and Ray Cooper had joined the Lurgashall FC's management committee and would be responsible for developing relations with Northchapel FC, getting the football pitch back to playing standard (on which good progress was being made) and maintaining the entire field to the standards required by the lease, which it was hoped would be replaced by a new lease authorising wider usage than just football. A new bank account had been opened with Mr

Caird and Mr Cooper as signatories.

54/08 – APPOINTMENTS

The Meeting made the following appointments:

- *Mrs J Boxall* - Council representative on the Village Hall Management Committee;
- *the Chairman* - Police Liaison Focal Point.

55/08 – CORRESPONDENCE

The following were among the communications recently received by the Council:

1. BT payphones. The District Council (DC) had informed the Clerk of BT's scheme to close 31 telephone kiosks in the area, including the one at Gospel Green, because they were no longer economic to maintain. The DC said it planned to argue for retention of 10 of the 31, including Gospel Green. The Clerk had written to both DC and BT arguing for the phone box to remain on grounds of poor mobile reception in the area, the lack of other payphones in the vicinity, social need and the kiosk's attractive design and the character it added to an interesting corner of the parish.
2. Forthcoming meetings. The DC's North West Frontier Forum will meet at the Grange, Midhurst, on 16 July at 7.00 pm and WSCC's County Local Committee will meet at Midhurst Primary School on 22 July from 3.00 to 4.30 pm, with the main meeting commencing at 5.00 pm.

56/08 - ANY OTHER BUSINESS

No matters were raised.

57/08 – DATE OF NEXT MEETING

The next meeting of the Council would take place on 11 September 2008 at 7.30 pm.

There being no other business, the Chairman closed the meeting at 9.15 pm.

PJS:11/7/08