



Chailey Parish Council

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Minutes

A Meeting of Full Council was held on Tuesday 18th January 2011 in the Reading Room, Chailey Green, commencing at 7.50 p.m.

Present: Cllr. P. Olbrich (Chairman)

Cllrs. D. Cowan, D. Cranfield, J-P Ellis, M. Evans, K. Gould, J. Millam and J.Tillard

Public present: one

In attendance: V. Grainger (Clerk).

11/1. Apologies: Cllrs. J Davies, L. Waller.

11/2. Declarations of interest: None.

11/3. Items considered as a matter of urgency: None

11/4. Minutes: To agree minutes of Full Council Meeting held on Tuesday 14th December 2010 : The minutes were **Agreed** and signed as a true record of the Full Council meeting held on 14th December 2010. (Council resolution 201/11)

11/5. Matters arising for information:

- i) **Flytipping** - Cllr. Gould advised that she had contacted Chailey School regarding fly tipping. The school indicated that fencing erected to prevent entry onto the playing field had been broken down. There was little more that the school could do to prevent entry to the field and fly tipping occurring. The matter had been reported to Lewes District Council.
- ii) **River Farm** – The Clerk advised that Mr R. Harris(ESCC) had confirmed that he had contacted the Official Receiver in September advising of the land encroachment at River Farm. The Clerk had also contacted the Official Receiver who confirmed that he had forwarded the letter from Chailey Parish Council to the mortgage lender. The Clerk had also separately written to the mortgage lenders.

11/6. Commons Fencing Project and Encroachment

i) Representations from member of the public: Mr C.Pruden of North Chailey raised concerns about the commons fencing project relating specifically to the Longhurst track. A copy of Mr Pruden's email to the Parish Council was circulated together with a plan and photographs of the site. Mr Pruden outlined that there was general support of the fencing project as a means to restore the nature of the common. Residents were also prepared to fund an upgrade to post and rail fencing to improve overall appearance. However, residents along Longhurst track were concerned about the retention of the turning circle and that there should be sufficient width space to allow pedestrian stand off in the lane and access for emergency vehicles. The A272 lay by and sports ground car park was not considered a suitable alternative parking area, due to thefts and vandalism previously experienced. It was also noted that critical services such as gas, water and electricity are located close to the east edge of the track.

Cllr Evans quoted from the public enquiry (when the fence line was agreed) where it was stated that the fence line followed the east side of the track around one lay by and cut across two newly created ones.

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There followed a general discussion and it was confirmed that parking had been occurring on the common for some years but further encroachment should be prevented. Furthermore, it was considered that if it was subsequently agreed that the fence should deviate from the current proposed line, documentation would be required to indicate that the land used was common land. A recent site visit had been made by Councillors. There was a large encroachment about half way down the track and this had destroyed part of the bund, this parking area had been newly created within the last few months. The fencing line had already been discussed and agreed and made allowance for two spaces at the top and a turning circle. However, it was agreed that the Parish Council should have assurance from the Project Manager that the issues relating to access by emergency vehicles and impact on services are addressed. It was **agreed** that the Council would delay any communication to residents until these points were clarified

ii) Funding of Commons Project- Members were concerned that the Parish Council had not previously been asked for a contribution towards the commons fencing project and the request received was too late to make any budget allowance for 2010/11 and the precept for 2011/12 had been set. The amount requested represented 10% of the precept for each of the two financial years. Since the original request, a further £1,000 had been requested. The current fencing contractor had now been rejected due to Health and Safety issues, resulting in re-negotiation of the original contract and an increase in costs. Fencing work had commenced with plans to complete Lane End and Red House Commons before the spring and the remainder of the work being completed by the summer. The point was made that the commons would remain in existence whether fenced or not. Whether the Parish Council should contribute or not was a matter of principle. Confirmation was needed that other landowners affected were also contributing to the project. Initially, agreement to the project had been made on the basis that there was no contribution required from Chailey Parish Council. If a contribution was now being sought it was felt to be valid to request more information about the management of the project and confirmation of the sources of the remaining required funding. Cllr Gould stressed that she was of the view that the Parish Council should not financially support the project. It was **agreed** that Ms J. Willmott or another ESCC representative would be invited to attend the next full council meeting on 15th February to answer the Council's queries.

11/7. Reports from Council Representatives on Village Organisations

- **Cllr Cowan** reported that the Village Hall committee were due to meet the same evening.
Cllr Millam reported that following re resurfacing work to the Village Hall car park water was ponding by the recycling area impeding access.

11/8. Finance Report to Council

The financial reports for December were circulated to members and included details of receipts and payments. The reports indicated a balance at bank of £13,683.86 with un-presented cheques of £1,480.00 and a ledger balance of £12,203.86. The report indicated monies on deposit of £25,128.99 and £20,560.21 and an operating surplus of £17,197.00. It was noted that the bank credit rating for Bank of Ireland had been down graded to "a moderate credit risk with adequate capacity to meet commitments". It was **agreed** that it would be prudent to transfer £19,000 from the Bank of Ireland to the Barclays Bank account which would be shown in January's reports

11/9. Bus Stop and Roadside Verge opposite South Chailey Stores

- At the recent ESCC Highways liaison meeting Councillors had asked whether it would be possible to use the Pump House (opposite Horns Lodge) as a bus shelter. ESCC confirmed that it was thought possible to construct a slope with a hand rail to the Pump House. It would also be necessary to apply for permission to move the stopping point along the road way. Cllr. Tillard raised concerns about the flooring of the Pump House and whether the cover over the well was adequate. The cost of the work would need to be met by the Parish Council. It was **agreed** that a plan of works and estimated costs was required to enable the Council to decide whether

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the proposal was feasible and that these would be requested. The matter would be further debated once the necessary information was received.

11/10. Correspondence for noting:

A listing of correspondence received was circulated to members and duly noted.

- A letter had been received from a resident of Cinder Hill about the clearance of dead wood at Roeheath. Following a tree survey several trees were tagged as being in need of removal as they posed a danger of falling onto the road/footway. Undergrowth had been cleared to create a safe working environment while work was completed. Councillors agreed to complete a site visit and report back to the next Council meeting.
- Lewes District Association of Local Councils meeting was to be held on Monday 7th February. Cllr Evans advised that he would endeavour to attend. The Clerk would arrange to forward the agenda to members for information.

11/11. Risk Implications: None.

11/12. Implications to Crime and Disorder Act 1998 Section 17: None.

11/13. Information Exchange:

- **Overgrown hedge at Kings Head cross roads** – Cllr Evans had reported this matter previously. The Clerk had walked the route and advised that the hedge was overgrown along the footpath at several points. The hedge did not appear to be on the regular maintenance contract and the Clerk would obtain some quotes for trimming back the overhanging growth.
- **Pot holes at roundabout Kings Head** – Cllrs. Ellis and Millam reported the very poor road surface at the mini roundabout. This would be reported to ESCC.
- **Bus Stop South Chailey at Mill Lane junction** – Cllr Cowan displayed some photographs of the bus stop and traffic island on A275 at the entry to Brickyard Lane, opposite the junction with Mill Lane. The traffic island and bank beside the bus shelter were in a very poor state, despite levelling and re-seeding of the grass area in 2010. Cllr Gould reported a particular issue with water run off from the Brickyard onto the footpath and A275. This matter had been raised at the recent ESCC Highways meeting when it had been suggested that a bollard at the end of the central island would prevent vehicles cutting across and churning the ground surface. Various options were debated. It was concluded that posts one side of the central island would prevent vehicles cutting across and quotes for the installation of posts would be obtained to inform future discussion.
- **ESCC Highways liaison meeting** - The minutes of the Highways meeting held on 16th December had been circulated for noting. Cllr Evans advised that the Parish Council had requested a SLOW warning at Plumtree crossroads and there had been a recent accident at this junction. It had been agreed to switch off lighting at St Peters crossing at 11.00pm and this appeared to have been done. The footpath at Warrs Hill had been halted due to serious legal issues. The issue of drainage at the South Chailey bus shelter lay by had been raised and was being investigated.

11/14. Parish Council Forward Plan 2011

The Clerk circulated a forward plan for 2011 providing a brief outline of tasks to be completed each month by the Parish Council.

The Plan also provided an outline of key issues to be covered in Council meetings for the forthcoming year.

11/15. Date of next meeting of Full Council: Confirmed as 15th February 2011 The meeting closed at 9.45pm.

Signed:

Chairman

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