

**WOODMANCOTE PARISH COUNCIL**  
**Minutes of Meeting held in the Parish Hall on Tuesday 13<sup>th</sup> December 2016 at 7.30p.m.**  
**(Members of the Public were invited to attend)**

**Mrs L Bannister – Clerk to the Council**  
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**Present:** WPC Cllrs. Broucke (Chair), P. Williams, M. Grimes, J. Prangnell and M. Batchelor  
L. Bannister (Clerk)

**Others Present:** 9 members of the public  
Sue Vincent, representative from Eon  
HDC Cllrs. D. Coldwell and Staines  
WSCC Cllr. D. Barling

**186. Apologies**

Apologies were received from Cllrs. Austin and Underwood.

**187. Minutes of the last Meeting held on the 8<sup>th</sup> November 2016**

These were agreed and duly signed by Cllr. Broucke.

**188. Action updates from previous Minutes**

The Clerk queried the S106 report with HDC as this didn't show as much entitlement as was showing previously. A new report has been sent through showing the amount due for Highways entitlement. This is spent by WSCC. This makes the report correct.

Regarding the fence at Hollinger, WSCC have updated that it does appear as if the landowner went through the appropriate planning requests. It's caused some confusion as to why HDC appear to have agreed to this.

*Cllr. Staines arrived*

Cllr. Broucke has tried to get a quote to put the sign back up in Blackstone. This was too small a job for the contractor, so Cllr. Broucke will continue to look for someone to do this.

**189. Declarations of interest from Members in respect of any items in the Agenda**

None.

**190. Report from Eon**

Sue Vincent reported as follows:-

S. Vincent started her position as Onshore Stakeholder Manager in June.

All off shore foundations are in and the jacket foundation for the offshore substation has been installed. There will be a hiatus over the winter program, and they will start installing the turbines next year. The cables have already been installed. The offshore substation will be installed in summer.

Most of the cable ducting is in along the entire route, although some areas are still being worked on. All hedgerow and tree clearance has been done and new fences have been checked.

All ducting is now underground, except for one area in Woodmancote where the ground is very wet. Around Brighton Road/Horn Lane there is about 100m left to be done, which should be done by Christmas.

Next year will be cable jointing and filling, and there will be cable drum deliveries in the area. Winches and generators will pull cables through the ducts.

Topsoil reinstatement will start in spring/summer. The program has slipped as there was a wet start to the year and June was also wet.

A member of the public asked if the progress will stop the bikes/quad bikes using the area. S. Vincent said that these shouldn't be able to use the route anyway as all of the accesses are locked.

Regarding the incidents where the power cables and water pipes were cut through, there is a mechanism to apply for compensation for loss to amenities. OFFGEM can deal with contacting the utility provider to make a claim.

There has also been an incident logged due to lack of care taken on entering and exiting sites causing mud to build up on the road. To deal with this they have introduced wheel washing and gravel on entrances, and more regular road sweeping will take place.

Next year a community benefit fund will be launched. This will be run by an external organisation. There is not yet a timeframe for this.

A visitor centre will be opened next year, but a site for this isn't yet confirmed.

Cllr. Williams said that in addition to the incidents already mentioned, there was consequential loss of water to Blackstone on two other occasions. Cllr. Staines suggested that Eon should write to residents to inform them of their options for claiming compensation. Some members of the public said that they have already received compensation for loss of electricity.

Cllr. Broucke requested that WPC is made aware of updates before they happen.

*S. Vincent left the meeting*

### **191. Open Forum**

Mr O'Neill spoke regarding application DC/16/2566. This will seriously affect him. He runs a working farm neighbouring this site, even though it is claimed in the application that there are no animals there. His access will be seriously affected if they put in the proposed parking spaces. There is already always a minimum of 12 cars parked there. The access is already in a bad location and the road is in bad condition. Riders and cyclists also use the road. There will be no turning circle for HGVs. The new building is completely overdeveloped, and the application says that the agent will use this. The SDNPA have already objected to this application. Annoyance to neighbours will be bad. The plan to have a separate office appears to look residential. There is a 7 day working week proposed.

Craig Dixon spoke about the same application. He also objects to this. Mr Dixon said that the application seems misleading. It says that there is a sewer but this is not correct. The site is currently run on a tank which often overruns into the field. This development would make this worse. When a previous application was made for this site, the road was assessed as unsuitable.

Andrew Chinook is also in objection to this application. He does not feel that this is essential, and has been glossed up in terms of a start up business, but there doesn't seem to be much evidence for this. Access is already restricted for cars, let alone HGVs. Mr Chinook believes this is overdevelopment in a rural area.

Barry Brewster is in objection to this application for the same reasons. Mr Brewster said that no public notice has been given, and the application appears to be contradictory within itself. Mr Brewster feels that the case officers from HDC should have more local knowledge before deciding applications.

Chris Warn supported the previous comments made about this application, and feels that HDC should have sent notices to him as the site is about 50m from his land.

Cllr. Coldwell said that there is a policy that close neighbours will be sent a letter about planning applications. Also, Cllr. Coldwell confirmed that as so many people have objected, this application will be decided at committee.

Mr O. Neill added that the application has been made as Catsland Farm, but this is his address.

Mr Brewster also spoke regarding application SDNP/16/03779/FUL which has been permitted contrary to objections made by WPC and residents. Mr Brewster was concerned about this decision, and also concerned that WPC's views were ignored. The residents have written a letter to HDC to complain about this.

### **192. Reports from other Authorities**

### **192.1. Horsham District Council**

Cllr. Coldwell reported as follows:-

The ward boundaries are being reviewed. Although it was originally proposed that Woodmancote would have moved to the Henfield ward, this has been overturned and no changes are now expected for Woodmancote.

There was discussion about the plan to charge for rural car parking. Councillors and members of the public were in objection to this and Cllr. Williams voiced concerns that WPC had not been consulted on this.

HDC had a new constitution approved. This will see planning applications be decided at committee when there are 8 letters contrary to the case officer's opinion. This is increasing from 5.

The HDC Monitoring Officer is offering Code of Conduct training to Councillors.

### **192.2. West Sussex County Council**

Cllr. Barling reported that council tax will most likely be going up because there is a funding gap of £153m. Part of the reason for this is the loss of Government grant. Also, more and more is being spent on social care.

Cllr. Broucke asked if bin collection will change to collections every fortnight. Cllr. Barling said this is dealt with by HDC, but confirmed that this will change from April 2018.

### **192.3. Horsham District Council (continued)**

Cllr. Staines reported that he is sceptical about rural car parking charges being introduced as this feels like an additional taxation for living in a rural area.

Cllr. Staines said that there is now a new Neighbourhood Planning Officer in post.

Cllr. Coldwell added that the site that caused the issue for the Henfield Neighbourhood Plan has just lost its appeal.

*Cllrs. Barling, Coldwell and Staines left the meeting*

## **196. Planning**

### **196.1. DC/16/2649 1 Blackstone Street**

It was agreed to comment on this application as follows:-

'Woodmancote Parish Council has no objection to this application.'

### **196.2. DC/16/2566 Catsland Farm, Bramlands Lane**

It was agreed to comment on this application as follows:-

‘Woodmancote Parish Council objects to this application on the basis that:-

- The area is unsuitable for an office location
- The access is not suitable and would be dangerous
- This development would blight the view from the SDNP
- This would be a nuisance to neighbouring properties
- Woodmancote PC doesn't agree with new build industrial units off of sites that have already been designated for this purpose
- This application is in contravention to the emerging Woodmancote Parish Neighbourhood Plan

Further, Woodmancote PC fully supports the letters of objection already lodged.’

### **196.3. SDNP/16/06045/LIS Catsland Farmhouse, Bramlands Lane**

It was agreed that the Clerk will find out how this application is different from the previous application submitted. If there are no material changes, it was agreed to make the same comment as before. If it is different, the Clerk will let Members know.

### **196.4. Letter re. SDNP/16/03779/FUL**

It was agreed that WPC is in agreement with this letter written by residents. The Clerk will write to HDC confirming this and asking to be kept informed.

### **197. Planning updates**

The case officer has sent an explanation regarding the decision made for DC/16/1695. This justified the decision. It was agreed that the Clerk will respond to the case officer to say that WPC is disappointed with the response.

### **198. Vehicle Activated Sign**

A quote has been received as follows:-

Sign: £7165.77

Electricity: £940.15

Maintenance: £416.70 pa

Members were undecided about whether or not to go ahead with this.

The meeting closed to ask members of the public their opinion. They were all opposed to this, unless S106 monies could be used towards the purchase. The meeting then resumed.

It was agreed that the Clerk will find out if it is possible to use S106 money for this sign. If not, the decision will be delayed until the APM when the public will be asked for their opinion.

## **199. Neighbourhood Plan**

### **199.1. Contract to appoint Examiner**

It was agreed to sign this. The contract was signed by the Clerk and Chairman and witnessed by a member of the public.

## **200. Finance/payment**

### **200.1. Reconciled accounts and cashbook**

These were agreed and signed by Cllr. Batchelor.

### **200.2. Budget**

This was agreed subject to including an amount of £1,000 for the potential vehicle activated sign, which would leave the precept at the same amount as last year.

### **200.3. Printing expenses for Members**

It was agreed to pay £15 to each Member to cover the printing costs.

### **200.4. Payments**

It was agreed to pay the following:-

WSSC – Invoice for Clerk’s salary for November - £304.17

## **201. Correspondence/meetings**

### **201.1. Letter re. Firsland Industrial Estate**

A Councillor from Albourne Parish Council has asked if WPC is aware whether Viridor lorries would be going to any other sites except for Olus. Members are not aware of this, but believe that Viridor do use the Winterpick site for green waste.

### **201.2. Parish Hall**

Cllr. Broucke has received a report on the hall.

### **201.3. Letter from resident re. various issues in the Parish**

A resident has sent an email to highlight various highways issues in the Parish. These will all be passed on to the Highways Department. An alternative location for the VAS was also suggested.

### **201.4. Age UK**

Age UK have requested a donation. This was not agreed.

### **201.5. Playing field**

The legal team have said that the rent does need to be claimed, and so the Clerk is researching when the last payment was made.

**202. Other business**

There was a burglary at Little Bilborough. A suspicious van was seen and reported not long after this.

There was a road traffic accident outside Hollinger.

Cllr. Williams asked if the Clerk had contacted the Environment Agency about plastic in the fields. Cllr. Broucke has noticed that something has been done there. The Clerk has left messages for the contact at the Environment Agency, and is waiting for a response.

Cllr. Williams also asked if Steyning Grammar School has responded about the school bus. The Clerk confirmed that no response has yet been received. It was suggested contacting the governors about this, as they should have a 'rurality policy' in place which would deal with this.

It was noted that an updated list of Members is needed for the notice boards.

Cllr. Williams asked if the hardstanding at the bus stop is going to be put in. The Clerk will chase this.

It was advertised that WPC needs two more Members.

**203. Date of next meeting**

The next meeting will be held on Tuesday 10<sup>th</sup> January at 7.30pm.

*The meeting closed at 9 pm*