

## CHALVINGTON WITH RIPE PARISH COUNCIL

### DRAFT MINUTES OF THE PARISH COUNCIL MEETING OF

5<sup>th</sup> October 2015

held at The Hayton Baker Hall, Ripe

PRESENT: Cllr Webb (Chairman) Cllr Brass  
Cllr Dunbar Dempsey Cllr English  
Cllr Ward Cllr White

ATTENDING: Ollie Pendered, Alister Scott and Chris Powles from Cuckmere Community Solar, A Stevens (Clerk) and five members of the public were also in attendance.

#### 45. PUBLIC SESSION –

Mrs Garner asked for an update about an overgrown hedge which is obstructing the highway and was reported at the last meeting. Councillor Dunbar Dempsey said she has contacted the landowner and asked him to cut it back but he has yet to do so. She will ask him again.

Mrs Garner also reported that she has contacted Wealden District Council about fly tipping at Cherry Cottage.

Mr Scott, Mr Pendered and Mr Powles from Chair of Cuckmere Community Solar (CCS), described the solar farm application. They said;

- costs have been reduced because Susenco have already covered a lot of the groundwork.
- the scheme will provide electricity to 900 homes, benefit local investors and generate surplus funds for the benefit of the community.
- live stock love the shelter provided by the panels.

In answer to Councillors questions, they confirmed;

- the panels are guaranteed for 20 years but they will check that the guarantees are enforceable in this country.
- the consent for the Scheme would be for 27 years.
- the scheme will be eligible for subsidies if it is in place by 31<sup>st</sup> March 2016.
- they need to raise £3.5m but investors can get tax breaks and an anticipated 5% return. The Scheme can also apply for Community Loans in order to meet the March deadline.
- a traffic plan will be in place to minimise disruption.
- cheaper fuel for residents will not be an option because it will encourage people to use more fuel and this is against the Scheme's ethos.
- employment for local people cannot be guaranteed.

- a culvert has been cleared which has already stopped flooding at Wick Street.

The meeting then opened.

46. APOLOGIES FOR ABSENCE – Apologies for absence were received and accepted from Parish Councillor Shonfeld.

Apologies were also received from County Councillor Bennett and District Councillor Ede.

47. MINUTES OF PREVIOUS MEETINGS - The minutes of the Full Council Meeting held on 7<sup>th</sup> September 2015 were approved and signed as a true and accurate record.

48. CLERK'S REPORT ON MATTER'S ARISING – The Boundary Commission has started an electoral review of East Sussex County Council and the five District Councils across the county. The number of County Councillors is expected to increase and the number of District Councillors is expected to decrease. Chalvington with Ripe Parish Council will comment officially on the review at the next Full Council Meeting.

The Clerk said the MP has asked anyone holding a memorial event in the Parish to let her know as she would like to attend.

49. DISCLOSURES OF INTEREST: There were no disclosures of interest nor were there any changes to the Register of Interests.

50. REPORTS FROM OUTSIDE MEETINGS – Councillor English attended the meeting with EE mentioned at the previous meeting. EE would like four buildings in the parish fitted with their filing cupboard size cabinets to improve mobile telephone coverage for their customers and would like the Parish Council's support. Councillors declined the invitation because only EE customers will benefit.

51. PLANNING APPLICATIONS – The following applications were considered;

WD2015/1886F – Little Meadow Stud, Church Lane – Extension of existing portal frame agricultural barn to provide covered machine storage and workshop – Chalvington with Ripe Parish Council has no objections on any planning grounds to this application.

WD2015/1635MEA – Land at Wick Street – Construction of a solar farm to include installation of solar panels to generate up to 4MW of electricity with switch room, deer fencing and cameras, landscaping and other associated works together with measures to promote biodiversity – Chalvington with Ripe Parish Council objects to this application because Councillors feel;

- This application will spoil the land as it adds nothing to the land. We are told there will be a food shortage in ten year's time so we will need agricultural land.
- This application industrialises the Low Weald and the Low Weald needs to be protected.

- Councillors feel this application is being rushed through because Government subsidies are only available until 31<sup>st</sup> March 2016.
- Studies should be made about the suitability of industrial sites instead. All industrial and farm building roofs should be considered first.
- Solar energy has a future but agrees with Greg Barker, former Energy Minister, but not at any price in any place.

Councillors noted the Appeal for the Ivy Cottage planning application WD2014/1429F but did not have any new comments to add.

52. PARISH NOTICE BOARDS – Councillors **resolved** to replace the cork boards now and varnish the two noticeboards when funds permit.

53. LOCAL PLAN ISSUES, OPTIONS AND RECOMMENDATIONS – Councillors Webb, White and Ward have been briefed on the first phase of Issues and Options for the new Wealden Local Plan, which deals with housing need. Under this new plan Wealden's Objectively Assessed Housing Need (OHAHN) is just under 20,000 dwellings by 2037. This plan is backdated to 2013 and will include units already granted permission since April 2013.

In the case of the parish of Chalvington with Ripe the new plan requires the construction of 10 dwellings between now and 2037. This new plan has to go through a process of public consultation, where it will be tweaked, then sent for approval to cabinet, then Full Council and then the National Planning Inspector - a process which will take about two years. If all runs smooth the new plan will be implemented by summer 2017.

After much discussion Councillors agreed to look at the Plan in detail, which is available on <http://council.wealden.gov.uk/ieDecisionDetails.aspx?id=1799&LLL=0> and bring any comments to the next Full Council Meeting.

Conservation Areas are also being reviewed within the Plan and Chalvington with Ripe Parish Council will make an official comment on these proposals at the next Full Council Meeting.

54. DEANLAND TELEPHONE BOX – BT is proposing to remove the public telephone kiosk for 01825 872526 after it was hit by a vehicle and because it has not been used in over a year.

Chalvington with Ripe Parish Council has no objections to this and will consider removing the telephone kiosk at Chalvington at its next Full Council following a request by Councillor Brass to do so.

55. BERWICK SOLAR FARM UPDATE – Each of the four Parish Councils (Selmeston, Berwick, Arlington and Chalvington with Ripe) have now submitted requests for their share of the £32000. Arlington, Berwick and Selmeston are to have solar panels on their village halls. Chalvington Parish Council will use the money to buy new double glazing at and it is hoped to put the balance towards a new boiler. Ripe Village Hall is unsuitable for solar panels.

56. DOG MESS - Wealden's poster has now been displayed in the Parish Village Magazine, in the Village Shop and on parish noticeboards. It was agreed to defer this item until the December meeting to see if these measure have any effect.

57. TREE PRESERVATION ORDER – Councillor Ward has met Wealden’s Arboriculturist and applied for a Tree Preservation Order for the ten horse chestnut trees in Church Lane. The Parish Council is now waiting to hear back from Wealden.

58. VILLAGE PLAN – The Working Party will continue to work on the non-planning elements of the Village Plan.

59. CHEQUES FOR PAYMENT – The Financial Reports to 30<sup>th</sup> September were read, approved and accepted by Councillors.

The following cheques were approved for payment;

Mass Media – Website £42.00	Cheque number 100912
A Stevens – Sept Salary	Cheque number 100913
HMRC - £494.00	Cheque number 100914
Ripe and Chalvington Village Hall – Hall Hire and Grant - £501.00	Cheque number 100915

60. QUESTIONS FROM PARISH COUNCILLORS –

Councillor Dunbar Dempsey asked the Clerk to chase Shepherd Neame about the declining state, maintenance wise, of The Lamb Public House. She said the site is now also attracting rubbish and flytipping. Councillors agreed to allow Shepherd Neame more time and deferred any further action until the November meeting. Councillor White said we may all have to accept the site will be developed one day.

Councillor Ward asked if the Parish Magazine should contain more articles about this Parish. Councillor Webb puts information in it regularly when there is something to say. He will, for example, put something in about the Wealden Local Plan and the Conservation Area proposals.

There being no further questions from Parish Councillors, the meeting closed at 8.55pm.