

## CAPEL PARISH COUNCIL

**040. MINUTES OF MEETING held on Monday February 17th 2014 in the Committee Room, Capel Village Hall.**

**041. PRESENT:** Mrs A Schryver (Chairman), Mrs J Pearson, Mr K Salter, Mr S McLachlan, Mrs M Watson, Mr C Ball and Mrs Coke the Clerk.

**042. APOLOGIES FOR ABSENCE:** Mr Dale, Mr Garber, Mr Cox

**043. ALSO IN ATTENDANCE:** Cllr Homewood and four members of the public. Apologies for non-attendance had been received from Cllr. Clack and Cllr Murdoch

**DECLARATION OF INTEREST:** None

**044. THE MINUTES:** Minutes of the meeting on January 20<sup>th</sup> 2014 were signed as a correct record.

**045. MATTERS ARISING:** None

**PUBLIC QUESTIONS:** Lesley Kelly, resident of Beare Green made a formal statement regarding the document submitted by CPC on the Housing and Traveller Site Consultations. She requested the statement be formally minuted: *'CPC is supposed to be a representative body for residents of the village of Capel and the village of Beare Green. However in making its submission to MVDC on 24<sup>th</sup> January 2014, Capel Parish Council did not seek to obtain the views of Beare Green residents. As a result, Capel Parish Council's submission of 24<sup>th</sup> January is heavily weighted in favour of Capel residents.*

*In its analysis / recommendations of potential sites in Capel and Beare Green as put forward in The Housing and Traveller Consultation document, Capel Parish Council has not compared the sites objectively using equal sustainability appraisal. In fact, CPC has chosen to overlook important strategic facts.*

*For example, I would like to draw your attention to BG01 (Breakspear Farm, Beare Green) and CP06 (Land West of Horsham Road, Capel). Both are located at the northern edge of the village, both are important to the character and setting of the village, both would have significant encroachment into the surrounding countryside. Both would have an impact on an Area of Outstanding Natural Beauty in the case of BG01 and Special Conservation Area in the case of CP06.*

*CPC's statement that development of BG01 would 'round off' Beare Green village is abjectly incorrect. Beare Green is already 'rounded off' and bounded by the railway line. Rather than rounding off the village, development of BG01 would be an unnatural extension of the village beyond its current self-contained parameters. In fact, BG01 development would allow merging of the two villages of Beare Green and South Holmwood. Furthermore, BG 01 performs an important buffer between the A24 and Beare Green Village. These are two challenges which development of CP06 would not face.*

*Council's stance set out in its Green Belt Boundary Review 2013 submission to MVDC, para.7 said ' we also take the position in relation to this Parish that exceptional*

*circumstances must be demonstrated to justify any relaxation (GB). As we will now indicate in our opinion such circumstances do not exist'.*

*To now recommend BG01 for development is a clear about turn from Capel Parish Council's submission to MVDC only one year ago.*

*Capel Parish Council chose to submit these representations to MVDC on 24<sup>th</sup> January 2014 before the public meeting was held at Beare Green Village Hall on 14<sup>th</sup> February 2014 where the views of Beare Green residents could be heard. In fact, a small preliminary meeting was organised on 25<sup>th</sup> January 2014 in Beare Green Village Hall attended by 35 residents immediately affected by BG01 and BG08. This meeting was attended by Valerie Holmewood, Chris Ball and Michelle Watson who were invited prior to the submission date of your document. At this meeting, all residents were unanimously against development of all three sites, BG01, BG03 and BG08.*

*One statistic since the 1980's the number of new dwellings in Beare Green has increased by 90% compared to 35% in Mole Valley as a whole: this 90% does not include the current development at Godwins Nursery. During this same period, Beare Green has witnessed declining social infrastructure, no GP surgery, no pharmacy and no Post Office.*

*Beare Green has been overdeveloped compared to the rest of Mole Valley. Capel Parish Council, which is supposed to represent both Capel AND Beare Green in this document must support Beare Green residents in calling a stop to any further development.*

*The Chair, members of Capel Parish Council and Chair of the Planning Committee have not given due regard, if any, to the view of Beare Green residents. Accordingly, its submission cannot properly be said to be representative of the Parish. Therefore, it should be given no weight whatsoever with Mole Valley District Council consultation process.*

*I ask you to withdraw your submission forthwith. Together with the other residents of Beare green, we will be submitting a copy of this statement to MVDC in protest and ensuring that this becomes a matter of public record.*

**045a POLICE MATTERS:** Although invited the Police were not in attendance

**045b MINUTES OF PLANNING COMMITTEE:** Minutes of the Planning Committee 03.02.14 were received and adopted by the Council.

**045c PLANNING APPLICATIONS:** Applications listed below include those considered and recommended to the Council by the Planning Committee 03.02.14 and at this meeting.



**Application Ref:** MO/2014/0100/PLAH                      **Date:** 23-Jan-2014  
**Case Officer:** Mr David Spring  
**Ward:** Beare Green    **PSH/Area:** Capel  
**Applicant:** Mr D Sharpe  
**Location:** Fourays, Horsham Road, Beare Green, Dorking, Surrey, RH5 5LF  
**Proposal:** Erection of hip to gable roof following removal of dormer window.  
**Response:** No objection

**Application Ref:** MO/2014/0147/PLAH                      **Date:** 03-Feb-2014  
**Case Officer:** Mrs Caroline Hall  
**Ward:** Capel, Leigh & Newdigate                      **PSH/Area:** Capel  
**Applicant:** Mr R Clark  
**Location:** 11, Mortimer Road, Capel, Dorking, Surrey, RH5 5LB  
**Proposal:** Erection of single storey rear extension.  
**Response:** No objection

## **2<sup>nd</sup> RE- CONSULTATION ON CURRENT APPLICATION.**

**SCC Ref 2013/0176 :** Swires Farm, Henfold Lane, Capel, Surrey RH5 4RP

Open windrow composting facility for green waste comprising; hardstanding, landscape bund to southern boundary, weighbridge, 2 portacabin offices, portaloos and internal access road. **Applicant: Ford Farms:** A further re consultation on the above application had been received. **Response:** The issues of Odour Management, Traffic Management, Traffic Movements, Highway networks and control of vehicle size outlined in CPC response 05.11.13 and 25.11.13 have still not been addressed. The PC to respond accordingly.

MVDC Decisions were noted.

## **045d UPDATE ON WEALD DEVELOPEMENT OPPORTUNITIES**

Meeting with the Head, Diocese and PC representatives (Cllrs Garber, Schryver, Pearson and Ball) is scheduled for March 6<sup>th</sup> 2014. Cllr. Ball would be attending in place of Cllr. Salter.

## **046A HOUSING AND TRAVELLER SITES PLAN 2014**

1)The Consultation response 2014 had been submitted as instructed. Each site had been taken individually addressing the technical aspects and had been responded to. (see Min. Ref 036A 20/01/14 Full Council and Min Ref.8: 03/02/14 Planning Committee). MVDC had agreed with the proposal at BG01 that the northern portion of the site should remain undeveloped but could provide a valuable community recreational benefit with a car park area for residents using rail or bus services. A response to the document is awaited from MVDC.

2) Councillors emphasised the need for the PC to engage with the public and the need for information to be disseminated in advance was underlined.

#### **046B. TO RECEIVE AND APPROVE MINUTES OF FINANCE COMMITTEE 03.12.14**

Minutes had been circulated and were adopted. It was agreed that the NALC document FO1-14 Repeal of s.150 (5) of the Local Government Act 1972 should be considered at the next Finance Committee Meeting 12.05.14.

#### **046C CLERK'S HOURS**

The formation of a Planning Committee in 2011 with Planning Applications being considered and responded to twice monthly had resulted in a doubling of time spent on planning matters This was proving time consuming. The Clerk to discuss the planning agenda format with the Chairman of the Planning Committee

#### **046D HIGHWAYS MATTERS**

Cllr Clack is unable to set aside finance to resolve the flooding in Vicarage Lane at present. To be progressed.

#### **046E. WARD MATTERS**

**Beare Green** (i) Project OverHall update- A response on the lease is expected by February 28<sup>th</sup> 2014. Details now with MVDC Legal Dept.(ii) Parking in Old Horsham Road – Ockley PC proposes to increase its car parking facilities at Ockley Station and has asked for figures on numbers of vehicles likely to transfer there from OHRd. On average it was estimated that at least 20 vehicles park on a regular basis in OHRd, but without undertaking a full user survey amongst both Beare Green and Capel residents it would be impossible to say what the extra usage at Ockley would be.(iii) Hyde Martlett to be contacted again to address the recent flooding in Willow Close.

**Capel:** (i) Capel Playground – An updated quote had been requested from Wicksteed Playscapes for a more durable surface under the swings and roundabout. However the issues underlined to Wicksteed had not been addressed in the revised quote so further quotations will be sought from other suppliers. Tony Wynn, MVDC had sent a comprehensive list of play surfaces and suppliers. (ii) Capel Sports Pavilion – Committee is discussing their needs. The need for a Parish Office which could be included on the Village Hall/ Youth Club site was stressed. Drawings being progressed. (iv) Brook Cottage – Drawings with dimensions had now been submitted and a response was awaited from MVDC (v) The Horsham Rd verge outside the Electricity substation is being badly eroded by overnight vehicle parking. The Clerk to follow up the offender.

**Coldharbour:**– (i) NT has said 'no' to a refurbished playground – hopeful of further progress(ii) Notice board to be delivered by end of Feb. – Barry Hitchcock to install. (iii) Mountain Bike Trail –8.km already built + signage. AONB meeting to discuss safety issues for horse riders along Cockshot Hollow section. (iv)Too many vehicles using bye way to Cricket pitch since it was upgraded. Need to lobby NT to stop cars parking outside locked gates. Does PC support this - discussion 17.03.14 (v) Fibre Optic Broad Band update: whole of exchange will be complete by end of June 2014. Race to infinity winning areas are some of only areas in the country receiving fibre deployment which includes FTTP(Fibre to premises): FTTC (Fibre to cabinet) and EO lines (service direct

from exchange – giving the highest % coverage of anywhere in the UK (full BT report filed with minutes)

#### **046F PARISH MAINTENANCE**

1.Storm damage continues - fallen tree debris at various locations on parish land has been cleared and ditches unblocked. The drainage pipe under Little Oaks (Horsham Rd) access has been cleared by the owner but further work needs to be undertaken to dig out a ditch / reveal the drain pipe between The Firs and the access drive to the BG Pavilion car park. Richard Brown to quote for this.

#### **046G ANNUAL PARISH MEETING: Monday 10<sup>th</sup> March 2014**

Reports to be given as follows: Project OverHall – BGCA / Pam Marsh; Cllr. Schryver – Chairman’s report giving general overview. Cllr. Salter – Finance; Cllr. McLachlan – Coldharbour; Mountain Bike Trail; GACC; Cllr. Michelle Watson to provide and erect posters

#### **047 CORRESPONDENCE**

Housing and Traveller Sites Plan Consultation 2014 –Jan 10<sup>th</sup> till March 7<sup>th</sup> 2014

Dorking Hills Highways Forum – March 7<sup>th</sup>.

Ride London March 6<sup>th</sup> 6.30till 8.30pm –Council Chamber, Pippbrook.

CPC Annual Parish Meeting March 10<sup>th</sup> – Main Hall Beare Green Village Hall

Three Counties Training: New Councillors & Refresher Training- Thursday 13<sup>th</sup> March 13.15 till 17.15 . Spaces still available but need to book for March this week

Parish Forum – Wednesday 9<sup>th</sup> April , Leigh Village Hall, 7.30 for 8.00pm

Three Counties Training -Thursday 12<sup>th</sup> June – Lodge Hill, Pulborough 13.30 to 17.15

New Councillors Refresher training

1.GACC – Appraisal Framework- response by 28<sup>th</sup> Feb

2. Notification of road closure – C53) Newdigate Road, Capel between its junction with (C53 Trig Street and its junction with the Beare Green Roundabout. Temporary Traffic order commences on 29<sup>th</sup> April 2014

3. SALC Conference and AGM 1<sup>st</sup> May ‘ Elections and Social Media’ Dorking Halls 9.30 . Please confirm attendance with the Clerk.

#### **048. URGENT MATTERS AT DISCRETION OF CHAIRMAN FOR NOTE OR**

**INCLUSION ON A FUTURE AGENDA –** NT re. closure of parking area outside locked gates to C/H cricket pavilion

#### **049. PAYMENTS AND RECEIPTS FOR FEBRUARY2014**

(Payments were made on February 17<sup>th</sup> except where otherwise stated)

##### **PAYMENTS**

Payable to:	£	VAT
HMRC payee 74.40:NI 37.81 (mth11)	112.21	
Dorking & District Preservation Society	10.00	

Y Christie (Housing & Traveller submission)	30.00	
Clay Griffin (storm damage Capel Rec Seaman's Grn + drain mapping)	1,200.00	
J Roberts Ltd (real time tax to HMRC Oct, Nov, Dec '13)	30.00	
Stamps (JMC 50x1st class + 5x1st class large)	34.50	
Fred Evans (Little Oaks + Chantry Hs clearance + drains)	450.00	
D/D BT Internet services to 6 <sup>th</sup> Feb'14)	92.97	18.59
JM Coke (salary – payee + miles)	850.00	
<b>Total</b>	<b>2,809.68</b>	18.59
	2,828.27	

<b>RECEIPTS</b>		
Willis memorial	100.00	
<b>Total</b>	100.00	

**Statement Balances (unreconciled) at February 17<sup>th</sup> 2014**

<b>Current Account</b>	14,271.87
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Payments and Receipts were adopted as an accurate record

**050. DATE OF NEXT MEETING:** The next meeting of the full Council is on Monday 17<sup>th</sup> March 2014 at 7.30pm in the Committee Room, Capel Village Hall The Planning Committee meets on Monday 3<sup>rd</sup> March 2014 at 7.30pm in Capel Village Hall Committee Room. THE ANNUAL PARISH MEETING TAKES PLACE IN THE BEARE GREEN VILLAGE HALL, MEREBANK ON MONDAY 10<sup>TH</sup> MARCH AT 7.30pm