

MINUTES of a Meeting of Tatsfield Parish Council held on the 8th November 2021 in the Meeting Room, Aileen McHugo Building, Westmore Green, Tatsfield TN16 2AG commencing at 8.00 p.m.

Present: Ms Kim Jennings (in the chair)
Mr Jason Syrett Mr Ian Hayman Mr David Pinchin Mr Ashley Clifton Ms Alex Davies

In Attendance: Samantha Head (Clerk)
Cllr Becky Rush (part)
Cllr Martin Allen

And 1 parishioner

The meeting commenced at 8.00 pm

The Chairman noted the sad news – the recent passing of Roger Pearce and Terry Waite. Condolences were offered to their families and friends.

1. APOLOGIES

None

2. DECLARATIONS OF INTEREST (relating to items on the agenda)

3429/1121 Jason Syrett declared an interest in item 11a – Tatsfield Green, Boundary Dispute. He took no part in the discussion for this item.

3. Approve and sign the MINUTES of the previous meeting held on 11th October 2021

3430/1121 It was resolved that the minutes reflected a true and accurate record of the meeting held on 11th October 2021. They were duly signed by the Chair.

4. Receive and accept the MINUTES of the Neighbourhood Plan Steering Group meeting held on 11th October 2020

3431/1121 It was resolved to receive the minutes of the Neighbourhood Plan Steering Group meeting held on 11th October 2020.

5. Public Participation

- A parishioner thanked the PC for all the work put in to help the community during the pandemic.

At this point during the meeting, item 10a, County Councillor report, was brought forward to enable Cllr Rush to leave early. The original order of agenda items is maintained here for ease of reference with the published agenda.

6. Officer's report

- The second Precept payment had been received.
- The TDC Covid grant had also been received.
- The Vat reclaim for 01/04 – 30/09 has been received from HMRC.
- The VH exterior works will hopefully be carried out over several Saturdays in two to three weeks' time.

7. PLANNING:

(a) Planning Team for November: Ian Hayman and Ashley Clifton

3432/1121 It was resolved that the planning team for November would be Ian Hayman and Ashley Clifton.

(b) To determine the Parish Council's position on Appendix A:

TA/2021/1701 Neville House, Edgar Road, Tatsfield TN16 2LL

External alterations to include the insertion of roof lights and windows to the existing dwelling.

This property is located outside the settlement area.

Previous approved applications for extensions in 1969, 1971 and 1973.

This plan is for minor alterations to existing extension which does not appear to have any impact on neighbouring properties and there have been no objections from neighbours.

Applicant has taken advice from TDC prior to submitting application and they have confirmed it does not result in "inappropriate development or a disproportionate addition to the dwelling".

3433/1121 Comment: No comment

TA/2021/1630 Parkwood, Rag Hill Road, Tatsfield TN16 2LS

Change of use from C3 (dwelling house) to residential supported living accommodation for children with associated extension of hardstanding to allow for additional parking spaces.

This property is located outside the settlement area.

Two previous approved applications for extensions in 1986.
Excerpts from supporting letter from Action For Children:

AFC is working with a number of Local Authorities to support the long-term future of its looked after children, and in support of this AFC are investing in properties to be used as children's residential homes for those aged between 8 – 18 years old.

The home will be a residential service providing long term care for up to four children and young people with moderate to severe learning disabilities, those on the autistic spectrum, children and young people who may have additional complex health needs including physical disabilities and children and young people who may present with unique challenges. The home will be run by an Ofsted Registered Manager who will oversee the daily running and operations of the home in line with Children's Homes Regulations 2015 and Action for Children's policies and procedures.

Whilst we are unable to determine how the property market will change, there is absolutely no reason why a children's residential home would have any negative impact on property prices in the area. Fairhome Group PLC will be committing a significant capital investment to ensure the Property is of an excellent standard and continues to be maintained at the same level. This will be a positive impact on a local community as it ensures that aesthetically buildings are appropriately maintained and not left in a state of disrepair.

As there are no proposed extensions or external alterations, simply change of use and supported by a registered children's charity, there are no grounds for objection.

3434/1121 Comment: No comment

TA/2021/1792 Clarks Lane Farm, Clarks Lane, Tatsfield TN16 2JU

Proposed replacement walls and roof to building including solar panels to roof.

This property is located outside the settlement area.

Excerpt from planning application covering letter:

In April 2021, prior approval was given under permission 2021/244/NC for the conversion of an agricultural building at Clarks Lane Farm to a flexible commercial use, specifically B1(c), to enable the building to be used as a craft beer microbrewery.

Whilst Class R allows the change of use it does not allow for alterations and improvements to the building. Through this full planning application, it is proposed to renovate the building by removing and replacing the existing asbestos wall and roof sheeting with timber cladded walls and a metal sheet roof. It is also proposed to include solar panels on the roof to increase the sustainability of the building.

TPC supports the development of the Microbrewery.

3435/1121 Comment: No comment.

Appeal:

APP/M3645/C/21/3281869

TA/ENF/2021/14 Russets, Old Lane, Tatsfield TN16 2LS

Without planning permission, the erection of an extension to the garage.

This dates back to 2018 when the owners put in a retrospective planning application (TA/2018/486) which was refused on the following grounds:

Russets, Old Lane, Tatsfield TN16 2LH

in accordance with the application registered by the Council on the 07 March 2018

The reason for REFUSAL is:-

The proposal constitutes inappropriate development in that it would result in a disproportionate addition changing the scale, character and appearance of the building to the detriment of the openness of the Metropolitan Green Belt. There are no very special circumstances that would outweigh the harm identified. As such, the proposal would not comply with the provisions of Policies DP10 and DP13 of the Tandridge Local Plan Part 2: Detailed Policies 2014.

3437/1121 Members agreed that no further comment was needed.

3438/1121 The Clerk was requested to inform Tandridge Planning of the Parish Council's decisions.

8. Finance:

(a) Finance Team for November: Ian Hayman and Ashley Clifton

3439/1121 It was resolved that the Finance Team for November would be Ian Hayman and Ashley Clifton.

(b) Authorise payments (including authorisation of Internet banking) detailed in Appendix B

3440/1121 Items on Appendix B were duly approved. Payments and supporting invoices were checked and signed by members of the Finance Team for November.

(c) External Auditor report

Apart from an error in mis-recording the PC's Asset Value total (the previous year's figure had been carried across), there were no other matters to report.

(d) Approve appointment of Finance Committee Chairman to carry out member checks on PC bank accounts

3441/1121 Members approved Alex Davies to carry out the member checks on the PC's bank accounts.

9. Notified Items

(a) Christmas Carol Singalong – 17th December

Dave Bishop had requested a grant of £350, The event would run between 7pm and 8pm. The Clerk had already submitted a Road Closure Order request.

3442/1121 Members approved the grant request.

(b) Clerk's Appraisal (Under Part 2)

This item was deferred until the next meeting.

(c) Platinum Jubilee

Members discussed the kind donation of £250 from Becky Rush.

The dates for the Jubilee weekend were 2nd – 5th June 2022.

Ideas included: beacon lighting, a party on Westmore Green (with or without entertainment) and with possible food trucks, tree planting, fancy dress.

The Chairman asked members to bring further ideas to the December main meeting.

(d) Memorial improvements proposal

Dave Bishop had sent the PC a proposal for railings around the paved area of Memorial Green.

Members were concerned that the cost (and installation) of the railings would be very expensive. Members noted that the Memorial itself was very discreet and the fences might act to close it off, which would have the opposite of the intended effect i.e., to encourage people to walk up to the Memorial and spend some time in quiet contemplation. Perhaps a couple of benches (angled around one end of the paved area) would be more appropriate and inviting? Another suggestion was benches incorporating the silent soldier motif?

Members agreed to discuss further at the next meeting.

(e) VAS sign for parish

Becky Rush had offered TPC a refurbished VAS from the police. The PC could have this unit on indefinite loan and would only need to purchase x2 rechargeable batteries (approx. cost £50 ea.) and a padlock (to secure the VAS to a post). An SCC officer has offered to help with post locations and to move the VAS when needed and change the battery. Different speed limits can be set and a 'slow down' message flashes up to anyone exceeding the speed limit.

3443/1121 Members gratefully accepted the offer of the VAS sign. Ashley Clifton was nominated to liaise with the SCC officer.

10. Reports from County Councillor, District Councillor, Village Organisations and External Organisations

a) County Councillor

Cllr Rush gave the following report:

- Offer of a VAS (see item 9e for details).
- Cllr Rush offered £250 towards the Platinum Jubilee celebrations.
- Wild flower / blue hearts verges – BR would like to get the local school, pre-school, Scout group etc involved with this project. The PC can make an application to the Members Community fund for blue hearts and plug flowers.
- Covers Quarry – KCC had contacted SCC regarding the proposed reduced HGV movements. (The PC confirmed that it had already been contacted and had responded).

b) District Councillor

Cllr Allen gave the following report:

- TDC had approximately £147,000 left in Covid grants. Officers were looking at the fairest way of distributing the funds.
- The new CEO of TDC would be visiting Tatsfield on 11th November between 10:45 and 13:00, which would include lunch in the pub.
- The shortfall in the TDC budget was being looked at by TDC and SCC officers and outside consultants. It now seemed that the projected £920,000 shortfall was going to turn into a £1.7m surplus.
- Cllr Allen has been attending all the usual committee meetings, as well as Group Leader meetings to try to resolve the budget issues and projected issues over the next five years.
- The Grasshopper Inn planning application has been withdrawn.
- The debris from the Crossways Court fire has been removed.
- BHACC – there continued to be communication between CEO David Winstanley, David Pinchin and Martin Allen. There was a clearer understanding that the 2nM turn and the extent of the NSA were no longer doing what was intended. The BHACC had reported an additional 30 or so infringements

c) Village Hall Management Committee

David Pinchin gave the following report:

Despite the loss of income during Covid, the VH's finances were in good order. Since reopening, income from users was slightly down but there had been a good number of ad-hoc bookings.

The exterior decorating works were due to be carried out before Christmas.

The Clerk had met Chris Mitton to discuss the VH lease. This would be reviewed and finalised at the December main meeting.

d) TIB

Kim Jennings gave the following report:

TIB had sent a questionnaire to volunteers. The response had been poor but a few people had said they would be interested in helping with the litter picking.

The job's schedule had been finalised – KJ had circulated to the PCllrs.

The Bakery lawn bed would be planted with perennials.

A new bed would be dug and planted with perennials under the new noticeboard.

The PC was requested to contact TDC regarding the epicormic growth on the trees near the Tatol bed.

e) THS

Kim Jennings gave the following report:

The Autumn Show, Garden Club and Plant Sale were all very successful.

The THS AGM will take place on 9th November at 7.30pm in the Village Hall.

On 20th November, a working party would clear and tidy the container at the allotments.

Sheree and Simon Cook will be presented with the Banksian Medal on Saturday 13th November by Pam Bishop. This was in recognition of all their work during the pandemic.

f) Airport

David Pinchin gave the following report:

The Airport Consultative Committee met on Thursday 28th October. Good news for the airport as a whole has been a promising bounce back for the aviation industry following COVID, particularly business aviation which has picked up substantially recently. This is key for Biggin Hill and the local economy. So, there is cautious optimism about long-term recovery while remaining alert to any resurgence of COVID and subsequent economic weaknesses. Infringements of the NSA (noise sensitive area) over Tatsfield were again the subject of debate. Martin Allen and I had met the CEO the week before the meeting and as a result, following the ACC meeting, it has now been agreed to test the accuracy of Webtrak and also peoples' perceptions of overflying the village against actual flying data being recorded both in the air and on the ground by airport personnel and Tatsfield residents. This exercise is planned for later this month. It remains good news that the CEO is determined –as are we –to get to the bottom of this problem and to put matters right, possibly by adjusting the southern edge of the NSA. Having said that, we know that BH pilots are now well aware of their responsibilities and we believe our perseverance has seen a marked improvement with fewer instances of overflying

g) Neighbourhood Plan

Jason Syrett gave the following report:

There had been a Steering Group meeting on 20th October. The Steering Group was essentially back up and running. The Housing report had been worked on and was almost finished. Feedback was needed from the Steering Group on the draft plan and it would then be sent to TDC for comment. Following that, it would be sent to the PC for approval and then out for public consultation. TDC confirmed that it would pay the Referendum costs.

h) Fairtrade

Alex Davies gave the following report:

Big Green Week was 25th September and, to coincide with that, the Fairtrade Group had organised a tea tent on Westmore Green. They had also invited Surrey Wildlife Trust and local bee keepers. It was an excellent event.

i) CA

Jason Syrett gave the following report:

Jason Syrett attended the AGM on 27th September.

TDC is the main grant provider. In 2021, this provided 75% of the total income. This was supplemented by Covid grants and through support from a number of local PCs. Overall, CA Oxted is in a good place financially. 100 of 5,500 enquiries came from Tatsfield in 2021. Only 5% of consultations have been in person this year (cp. usual figure of c. 35-40%). A third of all issues are associated with benefits and around 50% of clients are disabled or have long-term health issues.

Looking forward: issues will include; debt, employment benefits, housing. The end of Furlough and the Universal Credit uplift will also have an impact.

The meeting link crashed at 9pm and did not come back.

j) Police

The Clerk had emailed PC Tom Warwick, PC Christian Mansfield and PCSO Rupert Kelley to advise of the PC meeting and ask whether one could attend or send in a report. The Clerk had not received a response.

David Pinchin had been trying to get PC Tom Warwick to visit the village but had, so far, been unsuccessful. David Pinchin had sent an email to PS Guy Horner to follow up.

11. Parish Council Land/Property

a) Tatsfield Green

- Boundary Dispute (Under Part 2)
This was discussed under Part 2.

b) Westmore Green

- Rose Cottage parking – A letter had now been sent by TDC's legal department, via recorded delivery, to the residents to request that they desist from parking on the green. The deadline for acknowledgment was 15th November. The Clerk had diarised this to follow up.

12. Meetings to attend/ correspondence

- Neighbourhood Plan Steering Group meeting – 23rd November
- Finance Committee meeting – 22nd November
- THS AGM – 9th November

13. Matters for reporting or Inclusion in a Future Agenda

None

Final public participation: Martin Allen invited all to attend the CEO visit to Tatsfield on 11th November.

The meeting closed at 9.21pm

The next Parish Council meeting would be held on Monday 13th December 2021 at 8pm.

