



# EWHURST PARISH COUNCIL

## WITH ELLENS GREEN

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MINUTES OF THE EWHURST PARISH COUNCIL WITH ELLENS GREEN ANNUAL PARISH COUNCIL MEETING.  
held on MONDAY 15<sup>th</sup> May 2017 at the EYSC commencing at 7.45pm

Attendees: Parish Councillors: Richard Cleaves (retiring Chair); Mike Turner; Rob Matthews; Ian Davis; Tom Fawcett; Elaine Benson; Julie Francis; Val Dixon Henry.  
Jane Bromley, Parish Council Clerk.  
Five members of the public.

94(2017) ELECTION FOR CHAIR FOR 2017-2018.

Cllr Cleaves nominated Cllr Turner who accepted the nomination, seconded by Cllr Dixon Henry and all in favour.

Cllr Turner took over as Chair of the meeting at this point in the meeting.

95(2017) APOLOGIES FOR ABSENCE: None.

96(2017) DECLARATION OF INTEREST. Cllr Cleaves declared an interest in the Backward Point site should it arise in discussions.

97(2017) MINUTES OF THE PARISH COUNCIL MEETING HELD ON 10<sup>th</sup> APRIL 2017. The Parish Council Resolved to approve the minutes as an accurate account of the meeting.

98(2017) ELECTION FOR VICE CHAIR FOR 2017-2018.

Cllr Turner nominated Cllr Cleaves who accepted the nomination, seconded by Cllr Dixon Henry and all in favour.

99(2017) PLANNING COMMITTEE ELECTION FOR CHAIR & VICE CHAIR FOR 2017-2018.

Cllr Turner proposed Cllr Dixon Henry was nominated for Chair and she accepted the nomination, seconded by Cllr Cleaves all in favour.

Cllr Cleaves proposed Cllr Davis as Vice Chair, who accepted the nomination, seconded by Cllr Benson all in favour.

100(2017) ADJOURNMENT: -

A resident spoke about the cycle event that had occurred starting at The Green on Saturday 13<sup>th</sup> May. This appeared to have been organised by the Cricket Club and caused great inconvenience for residents as the cyclists rode in groups with little space for drivers to pass. The clerk was asked to write to the Cricket Club to ask that they let the Parish Council know of such events in the future. **ACTION Clerk**

SCC Andrew Povey spoke following his recent election as Surrey County Cllr for Cranleigh and Ewhurst. SCC having responsibility for Highways, Adult and child Social Services, Public Health, Schools, Fire and Ambulance service and Libraries mentioned cut backs in all these areas for funding from Central Government.

SC Cllr Povey took questions and confirmed he would be pressing hard for better infrastructure and will follow up projects started by his predecessor such as the speed reduction along Baynards Lane.

Clive Ward representative of bell restoration fundraisers spoke concerning the fundraisers achievement in raising sufficient funds to do the restorations required and thanked the Parish Council for their donation.

- 101(2017) APPENDIX 1 THE PLANNING COMMITTEE.  
No comments on the Planning Committees observations over the last month.
- 102 (2017) APPENDIX 2 RECEIPTS AND PAYMENTS for April 2017. There were no comments on the receipts and payments register.
- 103(2017) APPOINTMENT OF AUDITOR FOR THE FORTHCOMING YEAR: The Parish Council RESOLVED to reappoint the auditor Peter Frost of Peter J Consultants as internal auditor for 2017-2018.
- 104 (2017) REPORTS – Richard Cleaves – Finance and Extra Maintenance.  
The precept had been received as requested and all pots were now full again awaiting this year's expenditure. Cllr Cleaves was looking into the investment of the General Reserves for a better return. The scalplings were to be redone in parts along the Horsham Lane. ACTION Clerk.  
Cllr Cleaves was trying to find the parts for the repair of the playground land rover.

Julie Francis - Ground Maintenance.

Several unkept allotments had been identified and tenants written to.

The ironwork remained at the Recreation ground and Cllr Turner was to meet Cllr Francis on site to discuss its removal. ACTION MT/JF

Val Dixon Henry – Planning.

Cllr Dixon Henry read out a list of applications that had been granted over the last month.

She discussed the Chanrossa S106 application to be completed and the Clerk was to complete this along the same lines as that for the Land at Firethorn Farm site, landscaping for reduction of visual impact on neighbours.

Elaine Benson – Community.

Cllr Benson continued with the AED monthly checks as St Johns were going through restructuring and had not allocated the responsibility yet.

The Heritage Show Case day for Cranleigh and Ewhurst was to be 14<sup>th</sup> October 2017.

Ian Davis - Community Liaison

Nothing to report.

Robert Matthews - Rights of Way

The trees bordering the recreation ground were to be looked at by the contractor tree surgeon to undertake any works required on health and safety grounds.

ROW Wickhurst to Coneyhurst Lane Cllr Matthews had replaced the style. He was thanked for doing this by the Chair.

FP 511 was currently blocked due to incorrect installation of the kissing gate thought to be by SCC.

FP 365 has been cut back by SCC and awaiting repair to railings.

Coneyhurst to Shere Lane FP reported that the ditch need clearing and Cllr Matthews to inspect this

A discussion on whether footpaths should be made more accessible for the disabled in Ewhurst ensued and it was decided that in general the most used footpaths would be attended to when possible for disabled access when time and funding allowed.

The narrowness of the Rectory Footpath was discussed and Cllr Dixon Henry was to discuss this with the

Mike Turner - Website, Communications and Highways

A volunteer from the Parish was updating the website such that all on the Parish Council would be able to access for editing using a password. It was expected that this would be available to view at the next Parish Council meeting in June.

Box broad band was gradually being installed and would eventually cover all of the Parish.  
SCC had notified of funding cuts to Highway maintenance and improvements.

Tom Fawcett – Parish Buildings .

VH Gents leak had been mended.

A window cleaner at £80 inside and out had been found and the caretaker would be given the go ahead.

The VAS was currently on the Shere Road where the average speeds were the second highest in the village. It would be relocated shortly.

- 105(2017) PARISH CLERK REPORT–The Bowls Club Trustee meeting was held at the end of April, the new Chair of this committee is very efficient and provided a good report which I will now read out.  
We have not received any requests to hold an election for a replacement following the resignation of Tim Bloomfield as Councillor and so we may now advertise for co-option of a new member.

- 106(2017) TERMS OF REFERENCE FOR RE- ADOPTION .  
Appendix 3 Planning Committee Terms of Reference  
Appendix 4 Carnival Committee Terms of Reference

The Parish Council RESOLVED to re-adopt the Terms of Reference for these committees with an amendment to the Carnival committee Terms of reference such that the Committee elected its own Chair rather than the Parish Council.

- 107(2017) POLICIES AND PROCEDURES FOR RE-ADOPTION  
Appendix 5 Standing Orders and Financial Regulations  
Appendix 6 Complaints Procedure  
Appendix 7 Freedom of Information Act  
Appendix 8 Policy to deal with Press and Media  
Appendix 9 Policy for dealing with correspondence and enquiries.

The Parish Council RESOLVED to re-adopt these policies and procedures with the proviso that the limit above which a tender process was required in the Financial Regulations would be looked at for next year's Annual meeting.

- 108(2017) REVIEW OF THE PARISH COUNCIL'S MEMBERSHIP OF EXTENAL BODIES: NALC; SALC; GACC; CPRE; ICO; SLCC; SPFA.

The Parish Council RESOLVED to continue as members of these external bodies.

- 109(2017) POWER OF GENERAL COMPETENCE: The Parish Council RESOLVED to re adopt this Power.

- 110(2017) SET THE DATES AND TIMES AND LOCATIONS OF THE YEAR'S PARISH COUNCIL MEETINGS. The Parish Council RESOLVED that:  
1) In a year which is not an election year, the Annual Meeting of a Council shall be held on Third Monday in May.

2) The Council, will have nine ordinary meetings in each year and they shall be held on Third Monday in the month except August and December. Unless it is necessary to change the date when due notice will be given.

3) If no other time is fixed, the Annual Parish Meeting of the Council shall take place at 7.30pm.

The possibility of holding meetings in August and December was discussed but rejected.

111(2017) PORTFOLIOS: Councillors to confirm whether they are happy to continue with the existing portfolio arrangements as set out in 104(2017) above.

The Ellens Green portfolio would be reallocated when co option occurred.

Cllr Turner advised the Council he would not be attending the decluttering and HGV ban committee and would circulate the minutes of these meetings to see if any other Cllr would be interested in attending. He felt the Committee were getting now where and found it to frustrating to attend any longer.

Cllr Cleaves asked Cllr Davis whether he would discuss with his Village Hall Users Group the possibility of the Village Hall's relocation and the existing site to be put to good use for the community. Cllr Davis agreed to address this.

112(2017) REPORT: NEIGHBOURHOOD PLAN: - A further 'Call for sites' had brought forward four new sites. A Consultant had been engaged and the grant application to part fund the Consultant had been applied for. The feedback from the January consultation had been analysed.

113(2017) COMMUNITY LAND TRUST: - Tim Bloomfield as Chair of the CLT process Had asked the Parish Council whether they wished him to continue to set up a CLT, which he was willing to do but only with the full backing of the Parish Council. The Parish Council felt it was a good idea to set up the Trust but for the time being until the Neighbourhood Plan was a made Plan that investigations into a site should be put on hold.

114(2017) TENNIS COURT RESURFACING: - This resurfacing was completed and the new posts and nets on order. A local coach was interested in holding some coaching sessions for local children and also being involved in an open day where his son shortly to become a professional tennis player would take part. Cllr Matthews was to investigate this. ACTION RM

115(2017) CHURCH BELL RESTORATION, VILLAGE HALL LIGHTING, SOCIAL CARE FUNDING: Consideration of allocation of funding towards these projects from capital reserves.  
Church Bell restoration was now fully funded.  
The Village Hall Car park lighting was to be an item for the next Parish Council meeting where it would be looked at in more detail.  
The Social Care Funding was discussed and it was felt by the Parish Council that there were many issues which the Parish Council did not have the expertise for wit the funding for private individuals needs but the best means of helping out was to offer a grant through the existing small grant fund to those organisations in the village which already offered a care service. These being: Ewcare; WI; The Churches; Henry Smith Charity; Ewhurst Charity and Ellens Green Mission Hall Fund.

116(2017) WATER PIPES IN EWHURST AND CRANLEIGH: - The petition for the independent testing of the water had closed and after the General election on 8<sup>th</sup> June would be sent to the appropriate Minister.

117(2017) EWHURST WEBSITE UPGRADE: - Dealt with under reports.

- 118(2017) SPEEDING ALONG MAPLEDRAKES ROAD – The Parish Council proposed to place the VAS in the area to access the speeds achieved along the road.
- 119(2017) Appendix 10 PLOUGH LANE APPEAL HEARING – The Parish Council to RESOLVED to send the following submission with regard to the Appeal against the refusal of planning application reference WA/2016/1934 Land adjacent to Pennings, Plough Lane GU6 7SG. Outline application for the erection of 2 dwellings with all matters reserved.

*“Town and Country Planning Act 1990*

*Appeal under Section 78*

*Proposal: Outline application for the erection of 2 dwellings with all matters reserved*

*Site address: Land adjacent to Pennings, Plough Lane, Ewhurst*

*Waverley Borough Council Reference: WA/2016/1934*

*Planning Inspectorate Ref: APP/R3650/W/17/3171609*

*Ewhurst and Ellen’s Green Parish Council would like to make the following representations in respect of the above Appeal.*

*Firstly, similarity is drawn between this application and the recently consented scheme for 2 houses at Gardiners Hill Road, Farnham. In fact, these two cases are very different.*

*Unlike at Gardiners Hill Road, the appeal proposal is in outline only, with all matters reserved. The level of information required for granting consent on a site such as this needs to be extensive in order to ensure that the Inspector can be satisfied that the critical protection of the Countryside setting outside the settlement and directly adjoining Ewhurst Green Conservation Area can be achieved. In addition, the setting of the nearby listed building at ‘The Wicket Gate’ to the southwest should be preserved and this cannot be assessed without detail.*

*Here, there is no indication of the size, bulk, massing, footprint, floor area, appearance, number of stories, access, number of bedrooms (other than 3+), height, scale, protection of trees, hedgerows, wildlife or affordability. No assessment of impact on nearby heritage assets can be made.*

*In contrast, the Farnham application provided all of this detail, along with a visual impact assessment which should be a minimum requirement in such a sensitive setting.*

*Officers will be left to agree all of this detail at reserved matters stage but to assess the basic principle of development on this complex site without any detail whatsoever is not possible.*

*Secondly, sustainability. Policy SP2 of the Local Plan states that development will be focused on the four main settlements (Farnham, Godalming, Haslemere & Cranleigh). This site lies beyond that focus and is unsustainable.*

*Ewhurst is defined as having ‘limited facilities’. In order to access a range of shops, schools, doctors and employment opportunities, residents of the proposed development would be totally reliant upon car journeys.*

*The Gardiners Hill Road site, according to the officer’s report, lies 400m from Farnham Settlement Boundary and 3km from its Town Centre.*

*In contrast, the Pennings site lies 4.8km (not within 3km) from Cranleigh Town Centre and 3.6km from its settlement boundary.*

*The limited range of facilities on offer within Ewhurst Village are at a distance of 1.2km (Village Church) and there is no footpath along Plough Lane. These factors will encourage car usage.*

*Since the Borough is not able to demonstrate a five year housing land supply, a presumption in favour of sustainable development does apply here but this site is in an unsustainable location and cannot pass the tests set out in the NPPF.*

*Thirdly, the Parish has recently carried out a community consultation in support of its developing Neighbourhood Plan. 95% of respondents supported the criteria in the questionnaire which defined how potential future housing sites would be identified and assessed. The Appeal site fails to satisfy these criteria in a number of key areas, including proximity to the settlement boundary and demand for the type of housing on offer.*

*The Appeal should be dismissed on the grounds of:*

*Insufficient detail which does not enable a judgement to be made upon the principle of development given the site's sensitive location in Countryside Beyond the Greenbelt and adjacent to the Ewhurst Green Conservation Area. The site is also located in an unsustainable location with total reliance upon private car use to access a range of facilities. The development is contrary to the requirements of the emerging Neighbourhood Plan."*

120(2017) Appendix 11 ALLOTMENT STYLE REPLACEMENT WITH KISSING GATE The Parish Council RESOLVED to approve to the erection of a Kissing gate to replace the removed damaged style at a cost of £261.50 labour and £270.12 for the gate which is a disabled access kissing gate.

120(2017) PARISH BUSINESS; -Weeds around the perimeter of the tennis courts to be attended to. ACTION JF  
Contractor to be asked to look at the Burial Ground entrance wall as the crack was ever widening. ACTION  
Clerk  
Cllr Dixon Henry reminded the Clerk and Cllr Turner that News and Views contributions were required from the Parish Council and Neighbourhood Plan respectively.

121(2017) MATTERS FOR CONSIDERATION AT THE NEXT MEETING of the Parish Council, 19<sup>th</sup> June 2017.  
Byelaw set up to be looked into to give the Parish Council some legal standing when faced with cars dumped at the various Parish Council owned Car Parks.

Village Hall Car Park Lighting

Glebe Centre

The meeting closed at 10.40pm