

**MINUTES OF OCKHAM PARISH COUNCIL MEETING
TUESDAY 15th JANUARY 2019
THE PARISH ROOMS
Commenced at 8.00pm**

<p>PRESENT: Dr Travers (Chair) Mr Bevan Dr Aish Miss Lofthouse Mrs Walton Mrs Inge Mr Waldman</p>	<p>In attendance: Mrs Blackwell (Parish Clerk) SCC Cllr Julie Iles part meeting 1 Local Resident</p>
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19/01 Apologies for Absence

Apologies from GBC Cllr Cross. Accepted Mrs Porter's decision to stand down due to work commitments.

19/02 Disclosure of interest.

There were no disclosures of interest.

19/03 To co-opt a New Parish Councillor

Mr Simon Waldman was co-opted to the vacancy and welcomed as a new Parish Councillor. Agreed to complete the Register of interest form.

SW

19/04 Updates from Sergeant Sam Turner, Surrey Police, Specialist Neighbourhood Team.

Introduced role, works on the Neighbourhood team with 2 other Sergeants and 16 PCSO's working across the Borough. James Cooper is the dedicated PCSO for Ockham and the initial point of contact. Promoted use of police.uk for crime reports. Remit of the team to address long-term problems and chronic issues to seek solutions across Partner Agencies. Current issues safeguarding, anti social behaviour and repeat callers. Question about how the Public can help the Police, advised increase in drug dealing to report any concerns and impact on vulnerable residents. Aware of motorbikes activity on the Airfield has increased recently, to be reviewed by the Joint Action Group on 23rd January 2019 attended by Inspector Hills. Cllr Iles agreed to report back after the meeting. Discussions taken place with the Landowner to take more responsibility to protect the community. Noted effectiveness use of dispersal orders. Follow up request from Local Resident for small signs to be put up to explain the legislation as a deterrent. Other concerns raised were about Traveller encampments and request to monitor vehicles exceeding the weight restrictions on Ockham Lane and Old Lane often going to Brick Kiln Copse.

Jl

19/05 Questions from Members of the Public

There were no questions

19/06 Approve Minutes of 11th December 2018

The minutes of the meeting on 11th December 2018 were approved and signed by the Chair.

19/07 Matters Arising not on agenda:

18/29 Flooding issues – Cllr Iles informed she has logged the accidents near Upton Bends prone to flooding as a safety issue and informed Ian Fowler to seek guidance on whose responsibility it is to clear it.

Jl

18/124 New Parish Councillor - Close item, Mrs Walton booked on the GBC training on

Ethical standards and GDPR. To offer training dates to Mr Waldman. PC
18/102 Review of Burial Fees -To carry forward. Mr Bevan agreed to ask Revd Hugh PB
 Grear on comments on the proposed fees.
18/117g.) Letter to Barclays Bank KYC Refresh Team - Close item, letter sent.
18/128c.) Repeater 40mph signs on Old Lane – On-going with Highways awaiting
 feedback on progress with the missing repeater signs along Old Lane. Visit to be
 arranged with Highways to discuss the location of a vehicle activated sign. MA
18/131 Invited speakers for the AGM – To carry forward ideas on speakers. To clarify
 the date for the AGM and scope to defer to 11th June 2019. PC
18/120 Resignation of Parish Councillor - Mrs Inge informed the meeting that she
 would stand down as a Parish Cllr due to time pressures. Dr Travers thanked Mrs Inge
 for all her support and for her efforts liaising with Surrey Wildlife Trust.

19/10 Planning matters:

- a.) Planning Application as at 14/01/19, noted report received on updates:
1. **GBC Draft Local Plan** - Planning Inspector's final report awaited.
 2. **GBC application for site to be a 'Garden Village'** – OPC objected.
 3. **Location: Brick Kiln Copse, Old Lane, Cobham, KT11 1NL.** Notified applicant withdrawn
 retrospective application. Cllr Iles reported meeting to take place with the action group and
 enforcement lead at SCC. To follow up with a multi-agency meeting. JI
 5. **Reference: 18/P/01267 Location: Ash Tree Stables, Ockham Road North, Ockham**
 Proposal: Erection of 6 loose box stables and creation of new access on to Ockham Road North
 OPC objected on previously expressed grounds. GBC decision awaited 14/01/19.
 6. **Reference: 18/P/01849 Location: Forest View, Long Reach, Ockham, GU23 6PG** Proposal:
 Change of use from Office (B1) to Residential (C3). OPC objected on grounds of Green Belt and
 loss of an employment site. GBC decision awaited as at 14/01/2019.
 7. **Reference: 18/P/01830 Location: Southacre, Elm Corner, Ockham, GU23 6PX**
 Proposal: Certificate of Lawfulness for existing development to establish whether the porch was
 substantially completed more than four years before the date of this application
 No objection by OPC. GBC approved 19/12/2018.
 8. **Reference: 18/P/02043 Location: Curley's Cottage, School Lane, Ockham, GU23 6PA**
 Proposal: Proposed timber shed at the rear of the property measuring 2.4m x 4.2m with a ridge
 height of around 2.65m following approval of planning application (18/P/01367) to demolish an
 existing double garage and loose box. No OPC objection. GBC approved 18/12/18.
 9. **Reference: 18/P/02114 Location: Slade Farm, Ockham Road North, Ockham, GU23 6PB**
 Proposal: Minor internal alterations to the approved listed building application 17/P/00442
 No OPC objection. GBC approved 21/12/2018.
 10. **Reference: 18/P/02066 Location: Ockham Bites, Old Lane, Cobham, KT11 1LA**
 Proposal: Advertisement consent for an advertising banner attached to wall of café building
 No OPC objection. GBC approved 20/12/2018 with conditions.
 11. **Reference: 18/P/02055 Location: Nutberry Fruit Farm, Portsmouth Road, Ripley, GU23 9XX**
 Proposal: Change of use from agricultural building (barn) to three residential units, new
 entrance gates and an electrical service hut (retrospective)
 No OPC objection provided terms of any GBC decision are strictly adhered to and enforced. GBC
 refused the application 07/01/19 on grounds of inappropriate development in Green belt.
 12. **Reference: 18/P/02187 and 18/P/02188 Location: Bridgefoot Farm, Portsmouth Road,
 Ripley, GU23 6BA.**
 Proposal: Full and Listed building consent: single storey oak framed extension. No OPC
 objection. GBC approved 21/12/2019
 13. **Reference: 18/P/02278 Location: Bridgefoot Farm, Portsmouth Road, Ripley, GU23 6BA**
 Proposal: Listed Building Consent for replacement windows and doors to the dwelling. Opening
 up of a window below the sill only to create a new door opening. Existing glazed link roof to be

replaced with clay tiled roof with rooflights. No OPC objection. GBC decision awaited 14/01/18.

14. Reference: 18/P/02360 Location: Park Cottage, Ockham Road North, Ockham GU23 6NQ

Proposal: Listed Building Consent for repair works to all existing windows to conserve historic materials and prevent water ingress to building.

OPC comments: GBC's Conservation Case Officer states that the submission does not provide justification for the works, no survey or evidence to assess the state of repair of the existing windows and no method statement of how will be repaired, window by window and materials/methods, impact on adjacent fabric. The Conservation Case Officer recommended refusal. GBC decision awaited as at 14/01/2019

15. Reference: 18/P/02374 Location: Tankards, Ockham Road North, Ockham GU23 6NQ

Proposal: Erection of a part single storey, part two storey extension, linked outbuilding with basement following demolition of existing outbuilding and alterations to the existing dwelling.

OPC comments: pre-application advice by the applicant showed concerns by GBC regarding the scale, bulk and mass of the development. The applicant states that these concerns have been taken into account in the current application, would not cause harm to the openness of the Green Belt, would appear proportionate to the host dwelling, and with the other already consented developments would equate to a 36% increase in floor area over the original dwelling. OPC expressed some concerns over the cumulative scale, bulk and mass of the various extensions within the Green Belt and in the non-designated heritage asset of Ockham Park within which Tankards is situated but raised no formal objection.

GBC decision awaited as at 14/01/2019

16. Reference: 18/P/02385 Location: Orchard Cottage, Elm Corner, Ockham, GU23 6PX

Proposal: Certificate of lawfulness for a proposed development to establish whether a single storey outbuilding to be used as a gym/games room/study/store room would be lawful. OPC comments as to why it is not a normal planning application.

17. Reference: 18/P/01192 Location: Ripley Village Hall, High Street, Ripley

Proposal: Construction of a replacement village hall and ancillary building including construction of two one bedroom flats, demolition of existing village hall

OPC comments: this site does not lie within Ockham Parish and GBC has not sought OPC's views but Ripley PC has informed OPC of the proposal and indicated its willingness to receive comments. The existing Ripley Village Hall buildings are not listed but are within the Ripley Conservation Area and within 5km of the Thames Basin Heaths SPA. They are however stated to be "at the end of their repairable functional life and are very energy inefficient." Two rental flats have been included in the proposal "to contribute to satisfying the perceived local need for starter rental homes for young people in Ripley."

The only objection so far expressed by the GBC (Recycling and Waste Projects Officer) relates to the disposal of waste and access by waste disposal trucks. OPC has no objection to the application.

18. Enforcement: OPC has queried with GBC Enforcement whether the placing of a large "chalet" on land at Rydings Farm, Long Reach, Ockham, GU23 6PF requires planning or other consent

19. Reference: 18/P/02403 Location: Royal Horticultural Society Gardens, Wisley Lane, Wisley, GU23 6QS

Proposal: Variation of conditions (wall and roofing colour and finish), no 3 (external fittings) and no 4 (wall and roofing materials) of application no 16/P/00976, approved on 30/09/2016 to amend the condition wordings allowing discharge after the building works are started
OPC reviewing.

b.) Guildford Local Plan update – Notified of the resumed Hearing on 12th and 13th February 2019 by the Inspector to review household projections. OPC listed as participants, Dr Travers agreed to check that WAG is responding on behalf of OPC. Dr Travers noted she had sent a letter to Mr Knowles regarding the queries raised on 11 January 2019.

CT

19/08 Lovelace Neighbourhood Plan (LNP)

Discussed receipt of recent emails about handing back the responsibility for the LNP to Parish Councils. Dr Aish clarified that the LNP had to be sponsored by the Parish Councils and the 2 Councils had delegated the work to the Lovelace Neighbourhood Plan Group. Dr Aish has been the OPC representative on the LNP. Concerns arisen due to a conflict between the LNP and the delayed GBC Local Plan about whether the Strategic Site of Three Farm Meadows should be in or out of the LNP. OPC has sought an opinion from Mr North who has acknowledged the issues about precedent if the LNP is submitted and there are different things in the Local Plan. Mr North has written to his MP for advice. After discussion concluded that the Parish Council is not in a position to have the LNP handed back as there are still outstanding issues of conflict to be addressed. Agreed to seek advice from QC Harwood and to approach Ripley Parish Council about a share of the cost on the issues of:

- Whether to submit the LNP as soon as possible, or wait several months until the LP is adopted.
- If the plan is submitted, should the LNP deal with the Strategic site, omit all reference or acknowledge their existence.
- Whether the Parish Councils are required to commission the SEA/HRA and an appropriate assessment.

Dr Aish agreed to reply to Annie Cross regarding the LNP meeting on 23rd January 2019.

MA

19/10 Highways

a.) **Footpath update on clearing** – Carry forward actions. Dr Aish waiting to hear from Colin Rayner on the missing direction signs on FWA and progress with the clearing of footpath 13A. Dr Aish agreed to follow up with Highways on clearing the pavements at Ockham Lane by the cricket club as difficult to access as the bank has spread over the pavement. Pavements need clearing along Alms Heath at the Hautboy end and the postbox end as slippery due to an excess of leaves.

MA

b.) **Pidgeonhouse Bridge to review options** – Cllr Iles advised no funding next year as there are 15 bridges that are unsafe and excludes Pidgeonhouse bridge as it no longer exists. Cllr Iles reported that a Ripley Resident wants to start fundraising for a replacement bridge. Following pressure from Residents the Cllrs agreed to write to Surrey Highways about their legal obligation to reinstate the bridge.

CT/PC

19/11 Financial Matters

- a.) Cheques paid out/money received to bank account - Community Account as at 28th December 2010 of £10,706, Business Premium Account of £3,427. Cheques signed for GB Walker garden maintenance December 2018 - £100, Norbury Park Wood Products deposit for Noticeboard £403.20, stamps £6.96, Mr North Associates for LNP advice £924. Approved cost for printing insert for noticeboard of £132.
- b.) Draft budget for 2019-18 was approved.
- c.) The Councillors approved precept for 2019-20 with a 20% increase due to costs for legal advice and to fund 2 projects with matched concurrent funding.

19/12 Correspondence

- a.) GBC Wisley Garden Village bid – Press statement by Tony Edwards about the lack of response has been circulated to Residents. Meeting planned on 23rd January at 6pm with the SCC Cabinet Member and Cllr Iles. Dr Travers agreed to chair the meeting, Parish Cllrs invited to attend.
- b.) Animal Licensing Policy consultation 21st December 2018 – 15th March 2019 – No comments.

CT

- c.) Review of polling stations– Parish clerk agreed to circulate the details of the public consultation to Cllrs and put on the notice board for comments by 5th April 2019.

PC

19/13 Any item for noting or inclusion on a future agenda

- a.) David Scotland and Christine Townsend agreed to report back at the February meeting on the list of priorities to address litter problems.
b.) Heathrow consultation.

19/14 Date of next meeting – Tuesday 12th February 2019 at 8pm at the Parish Rooms.

There being no further business the meeting ended at 10.09pm
Alyson Blackwell, Clerk to Ockham Parish Council