

LEIGH PARISH COUNCIL MINUTES

MINUTES of the FULL COUNCIL MEETING of the LEIGH PARISH COUNCIL held on 18th October 2021, at 7:30pm.

Present Cllrs: Mrs J Cambra (Chair), Mr P Wilkinson (Vice-Chair), Mr R Tomkins, Mr S Ames, Mr M Foulsham.

Also, present: Mrs L Mann (Clerk), Cllr L Scott (Charlwood and Hookwood Parish Council), Mr R Worth (Footpath Officer)

Parishioners: 7

153. Apology for absence had been received and accepted from MVDC Cllr L Bushnell and SC Cllr H Clack.

154. The Minutes of the Full Council Meeting held on 20th September were acknowledged as an accurate record and signed by JC after the following amendments were made: Pt 152.3 amend to Moon Hall School; Pt 152.3 amend wording from disasters to issues.

155. Disclosure of Interest. None declared.

156. Parishioners Questions

156.1. *Enquiry into progress being made with Dawes Green layby ownership.* LM is awaiting confirmation from SCC property that they do not own it before they and pursue adoption, incurring expenses.

156.2. *Enquiry into whether LPC has liaised with any other parish councils (particularly Charlwood) regarding the MVDC housing plan. Hookwood has been hit with nearly 600 new homes in a flood plain and green belt. There will be a direct impact on Leigh and the River Mole.* Leigh PC is very concerned regarding the proposal as they struggle with flooding.

RT arrived 19:45

156.3. *Concern regarding the volume of tractors and their speeds on the roads over the past weekend especially Saturday and Sunday evenings. They were thought to be silage operators but no clear proof as to which location they were from or going to.* Leigh Parish Council were obviously concerned but without clear identification there was not much that could be done.

157. Matters Arising

157.1. Report on JMO Handover had been produced and noted by Cllr Ames. The event had taken place in July. The report would be added to these minutes. (Appendix E)

157.2. LDCGS had submitted a formal request to use Leigh Recreation Ground for the Leigh Flower Show on 23rd July 2022. The Parish Council was happy to approve the use of the recreation ground on the proviso of the usual documents and insurances.

157.2.1. ACTION – inform the secretary at LDCGS as to the agreement and the usual conditions.

158. Future Mole Valley Housing Proposal

158.1. JC thanked everyone for attending and introduced the structure of the following parts of the meeting. It was noted that there had been considerable consultation with the Leigh residents through a questionnaire and a very well attended public meeting back in 2018.

158.2. MVDC Huggins was asked to speak on what was being looked for in response to the proposal. She raised the fact that the document being produced was being presented to the Planning Committee. It was not a MVDC consultation and comments gathered would be going straight to the Planning Inspectorate.

158.3. Cllr L Scott (C&H PC) raised that local MP, Paul Beresford was against the MVDC plan and felt the proposal seemed to favour greenfield sites over brownfield in certain areas of the district. The sites being proposed were deemed 'exceptions' in many cases. She gave the example that the Hookwood site is affected by Gatwick airport noise but was still being proposed.

PW ran through the key issues for Leigh and the MVDC responses:

- 158.4. Proposed Tapners Road boundary line. It was a concern as it ran behind the existing property boundary line. MVDC – no response or amendment.
- 158.5. Sewage. It was noted that the specific issues with sewage had not been addressed. Instead, they had focused on wastewater solutions and flood mitigation. It was strongly felt that any wastewater and flooding conditions in any future development of the two sites be changed from SHOULD to MUST. The wording in the current plan does not reflect this.
- 158.6. Traffic. There had been a weak response to the concerns.
- 158.7. Backfill/Infill. The Parish Council were unclear as to what this meant for the Priest House site. The volume of houses earmarked for the site implies that this would not be achievable through infill. The proposed 18 houses on this site suggests there would need to be a new road resulting in additional concerns.
- 158.8. It was felt that flooding has deteriorated further in the years since the original proposal. The general feeling of the latest plan was that although they had noted the Parish Council's concerns, there were many developer 'requests' rather than definite requisites to development. The timescale was also noted as although the sites may not come to be developed for another 8 to 10 years there was a huge importance to catalogue the requests for development approval. For example, the need for archaeological reports on proposed sites. These expectations must not be lost over time.
- 158.9. Local Flooding was discussed in depth. It was noted that the system is clearly strained with the reactive measures implemented by Thames Water not actually alleviating the problems. Both pump houses had been deemed not fit for purpose but there was no intention of replacing them. The ditches possibly need looking at again. It was felt there would be merit in restarting the Leigh Ditch Committee. Landowners had a duty of care over their ditches and often these responsibilities were not addressed. This had a knock-on effect on the overall system as the surface water runs into the drains.
- 158.10. Parishioner's Comments
 - 158.10.1. *Residents of Brook House spoke regarding the ongoing impact of the incapacity of the pump house at SmallsHill Road affecting their property. They have raw sewage in their garden regularly. Roof water runs into the sewer exacerbating the situation. The reactive measures implemented by the water company has not addressed the problem and they have changed the manholes to fixed to try and contain it.*
 - 158.10.2. *Recent heavy rain resulted in properties on Bunce Common Road and Dawes Green.*
 - 158.10.3. *The MVDC proposed site at Tapners Road has been flooded 10 to 12 feet into the boundary.*
 - 158.10.4. *Concern regarding the impact that the site at Hookwood will have on Leigh both in terms of flooding and traffic.*
 - 158.10.5. *Concern regarding the lack of traffic modelling for the village in the proposal from MVDC. Surely there should be some research carried out on the possible impacts on MVDC rural road network. Could the bridge near Leigh Brook be narrowed to a one way/give way system like other bridges in the district?*
 - 158.10.6. **ACTION: continue to explore avenues of engagement with Thames Water (MF)**
 - 158.10.7. **ACTION: Submit FOI to ascertain how many houses are using the main drainage in the area (LM)**
 - 158.10.8. **ACTION: Draft response to MVDC and circulate to Parish Councillors for approval before deadline of 7th November 2021. (LM)**
 - 158.10.9. **ACTION: Consider resurrecting Leigh Ditch Committee (ALL)**

159. Planning

- 159.1. Applications – Registrations, decisions, appeals (Appendix B)

159.1.1. MO/2021/1829 – Demolition of existing pole barn and erection of single storey detached dwelling at Little Shellwood. PW had looked at the application. It was a complex and detailed application. He noted there was no indication of access to the property but could not identify and impact on any neighbours or the parish. It was also set back off the road.

159.1.1.1. ACTION - Technically he had no comment to make and recommended no comment/action be taken. All agreed.

159.1.2. MO/2021/1121 - Discharge of condition 8 of planning permission allowed under appeal ref APP/C3620/W/18/3206351. Residents in Dawes Green had shared frustration with the Council that the acoustic report had been carried out on the pubs Valentines evening which was unlikely to represent the louder events that could take place at the location. The council noted the concerns and appreciated the comments. It was suggested that the residents contact the licensing officer should they be disturbed by any events as this feedback would have an impact on future licensing.

160. Administration & Finance

160.1. APPROVED - Councillors were asked to approve the revised quote for phase 2 tree works planned. The amount was circa £3K and the work is planned for January 2022. A final program will take place in 2022/23 fiscal.

160.2. The Parish Council noted and approved the payments for authorisation (Appendix C)

160.3. The Parish Council note receipts (Appendix D)

161. Upcoming Meetings and dates to consider

161.1. Finance Meeting date to be considered

161.2. Full Council meeting - November 15th. It was agreed that most of this meeting would be dedicated to the Gatwick Consultation response.

161.3. Gatwick Consultation ends December 1st

161.4. December 20th meeting. The Councillors were unsure if this needed to be held in person. It was hoped that this could be a remote meeting if held. This will be agreed and circulated in time.

161.5. Litter Pick. It was agreed that the next Litter pick to be postponed until next year. The weather was deteriorating, and the verges would be cut soon.

161.6. Platinum Jubilee June 2022 to note.

161.6.1. ACTION – retain on agenda and keep across events and activities across the District.

APPENDIX A –**Leigh Parish Council Meeting / Police Figs 20 SEPT -18 OCT 2021**

Locality	Street	Detail	Summary
LEIGH	FLANCHFORD RD	Crime	Public order boys on e-scooters being intimidatory.
LEIGH	BUNCE COMMON RD	Incident	Road traffic collision.
LEIGH	DEAN OAK LN	Incident	Suspicious incident woman seen hiding in garden no further calls.
LEIGH	CHURCH RD	Incident	Vehicle has crashed into a ditch.
LEIGH	SMALLS HILL RD	Incident	Report of vehicle hitting deer.
LEIGH	FLANCHFORD RD	Incident	Notification of pest control.
LEIGH	BUNCE COMMON RD	Incident	Police stop for defective lights.
LEIGH	TAPNERS RD	Incident	Report of helicopter landing. Private visit.
LEIGH	NEWDIGATE RD	Incident	Suitcase found beside road.

APPENDIX B –**Planning Applications (20th September onwards)**

Registered Applications	Description	Location	Pub end date
MO/2021/1829	Demolition of existing pole barn and erection of single storey detached dwelling	Little Shellwood, Clayhill Road, Leigh, Reigate, Surrey, RH2 8PA	29-Oct-2021
MO/2021/1891	Discharge of conditions 3, 4, 5, 6, 8 and 9 of planning permission MO/2021/1130	The Seven Stars002C Bunce Common Road, Leigh, Reigate, Surrey, RH2 8NP	
Decisions	Description	Location	Outcome
MO/2021/1121	Discharge of condition 8 of planning permission allowed under appeal ref APP/C36	The Seven Stars, Bunce Common Road, Leigh, Reigate, Surrey, RH2 8NP	Allowed
MO/2021/1130	Variation of condition 2 of planning permission allowed under appeal ref APP/C36	The Seven Stars, Bunce Common Road, Leigh, Reigate, Surrey, RH2 8NP	Allowed
Appeals			
None			

APPENDIX C - Payments

Payments due:

Payee	Description	Date	Amount	Cheque number	Status
L Mann	Salary October	5/10/2021	499.63	BACS	PAID
Mulberry	New Cllr Training	12-10-21	42.00	995	DUE
TBC	History Grant Invoice (Booklets)	18/08/21	763.30	992	DUE
TBC	History Grant invoice silk	5/7/21	25.99	992	DUE
Grasstex	Final Qtr	30/09/21	1,061.21	994	DUE
A Kinloch	Digital board for history box	30/09/21	66.00	993	DUE

APPENDIX D – Receipts (Bank statement circulated separately)

Date	Paid by	Description	Amount (£)	Account
30-09-21	Natwest	Interest	0.09	Business Reserve

APPENDIX E

Leigh Parish Council – Loose Minute, 18th October 2021

JMO Handover – 30th July

Councillors Cambra (Chair), Ames, Foulsham, Tomkins and Wilkinson attended the official handover of the Motion Orchard (in future to be known as the *John Motion Orchard*) to the Parish Council at noon on this day. A further 15 guests as invitees were present, including Helyn Clack, Chair, Surrey County Council.

Jo Cambra received three members of the Motion family at the JMO entrance – Mark Motion, Dr Sara Motion and Mrs Catherine Niessen (nee Motion) for a tour of the area and for inspecting some of the older fruit-bearing trees. Councillor Ames acted as Master of Ceremonies for the official handover of the orchard Deeds, received on behalf of the Parish Council by Councillor Jo Cambra as Chair who thanked the family for the generous gift. A sapling apple tree was planted as a joint offering, the first new tree in the orchard in 60 years. A photograph for ‘Leigh Post’ was taken by Keith Harding.

The Parish Council hosted a lunch for the Motion family and guests at the Leigh Cricket Pavilion. Charlotte Kinloch, Chair of the Leigh Apple Press Group (LAPG) delivered a presentation on orchard plans for the future. Councillor Cambra said that the Parish Council had granted an exclusive Licence to the LAPG to manage and promote the JMO as a centre of excellence in fruit husbandry, educational roles such as pruning and wilding development and other aspects.

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