

**Clerk’s report to the Full Council Meeting on Wednesday 11<sup>th</sup> December 2024 at 19:30,  
Winterton Hall, Plaistow.**

Number	Item
6.	<p><b>Planning Matters</b></p> <p><b>6.1</b></p> <p>1.The Crouchlands appeal has been dismissed.</p> <p>2. The Local Plan an update was received from Garet Evans.</p> <p>“I have received a response which is that we are still formally awaiting the inspector’s conclusions. We know he was waiting for the outcome of the Crouchlands appeal and the Stub croft Farm appeal. We won both! Hope to have more news in December. From his complimentary comments we assume he will pass the plan. Is likely to require some changes, which could include allocating more sites for housing. Any changes will require consultation, so plan won’t be passed before spring at the earliest. “</p> <p><b>6.2 Neighbourhood Plan</b></p> <p>1. <b>Recommendation:</b> - To note the update.</p> <p>The draft plan and comments from the working group meeting on 19<sup>th</sup> November 2024 have been sent to the Planning Consultant and Cllr Woolf and the Clerk held a meeting with the consultants on 4<sup>th</sup> December 24.</p> <p>The consultants are happy with the changes requested by the Parish Council and agree that the previous version reiterated the Local Plan to too great an extent. They will change the arrangement for the Chapters etc.</p> <p><b>The Parish Council are asked to:</b></p> <ul style="list-style-type: none"> <li>• Write to non-designated heritage assets owners that the Parish wants to include in the Plan to confirm owners are happy with this classification.</li> </ul> <p>The consultants have asked that a list of criteria is drawn up to establish what can and can’t be considered to show some methodology at Examination.</p> <p>The non designated assets listed in the previous Reg 15 Plan are 13.</p> <p>Alpine Cottage Ifold Edmunds Hill Cottage Plaistow Hogwood House Ifold Ifold Cottage Ifold Moore’s Green Cottage Plaistow Nell Ball trig Point The Dairy Plaistow The Lodge Ifold The Olde Garden Ifold</p>

Trelayne Ifold  
Southland cottage Ifold  
Southlands Lock Ifold  
W & Arun Canal  
Wephurst House Plaistow.

2. Local Green Spaces need to be reviewed as the Consultants considered that the list was not realistic last time of the requirements of the Para 106 NPPF:  
**106.** The Local Green Space designation should only be used where the green space is:

(a) in reasonably close proximity to the community it serves.

(b) demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife; and

(c) local in character and is not an extensive tract of land.

Those listed in the previous Reg 15 NP were:

Loxwood Hills Pond-  
Ancient Woodland Ifold-  
Landmark Oak Tree at Ifold Stores-  
Plaistow Recreation Ground –  
Coxes pond area may qualify  
Foxfields is to be Public Open Space (Football Field)  
Nell Ball Hill and Trig Point-  
Plaistow Preschool outdoor area-  
Traffic Island Shillinglee.

**6.3 Martin Grant Consultation** on Planning Proposals for Land at Loxwood Place, Loxwood.

The consultation leaflet was circulated. The consultation ended on 2<sup>nd</sup> December 2024. Many residents commented and Loxwood Parish Council commented.

“Thank you for sending to the Parish Councillors the Public Consultation document in respect of Land at Loxwood Place, Loxwood.

The Parish Council do not intend to submit detailed comments on the proposal but would refer you to the Neighbourhood Plan process currently being undergone by the community. We wish to carry this process through to its conclusion in early 2025 so that we can fully understand the community’s position with respect to potential site allocations and wider social infrastructure that is needed to support growth and change over the plan period. In this regard it is disappointing that neither the Parish Council nor Neighbourhood Plan Steering Group were consulted by yourselves on these considerations prior to the development of your proposals.

The Neighbourhood Plan Steering Group has engaged with you regarding your site following the Call for Sites and will be engaging with the community on this over the next 6 weeks. The Parish Council would therefore ask that you respect this Neighbourhood Planning process and allow the community engagement to reflect the wishes of the community whilst meeting the requirements of the Chichester emerging

Local Plan. The Neighbourhood Plan Review will bring forward the best possible plan for development for the community rather than seeing development happening in a piecemeal, speculative fashion.”

Plaistow and Ifold Approach to Loxwood PC:

Councillor Woolf has suggested that the Parish Council write to Loxwood Parish Council regarding their thoughts on the site which is to be considered for the Loxwood Neighbourhood Plan.

Loxwood Neighbourhood Plan Steering Group are holding presentation events on 11<sup>th</sup> January 10am to midday and 18<sup>th</sup> January 2pm to 4pm on the sites arising from their Call for sites and the details regarding the sites and if a response to the Parish Council is thought appropriate then members of the working group may be advised to attend a presentation to gain details of what is proposed.

Otherwise, a response such as follows could be sent to the Parish Council.

“Plaistow and Ifold Parish Council were concerned to see the recent Planning proposals consulted upon by Martin Grant Homes for Land at Loxwood Place, Loxwood.

The site extends to within a few metres of the settlement boundary of northeast Ifold. The settlement boundary at this point runs through Ifold residents’ gardens and so the effects of such a development would be extremely close to Ifold residents.



The Parish Council would like to discuss with the Loxwood Parish Neighbourhood Plan Steering Group this location and any development on this site with a view to working together to protect the integrity of the separate Parishes and to protect the valuable amenity of the Wey and Arun Canal and its rural setting. Please would you pass on this request to the group.”

7.

**Financial Matters**

1. Cyber Insurance

Cllr Robinson has reviewed the Policy wording and confirms:

Having reviewed what we get, it is my recommendation that we renew our Cyber Insurance.

The categories of risk that are covered are extensive - there are 21 of them! Accordingly, I am not going to comment on all 21 (although they are all set out at the foot of this email, with explanations in fairly straightforward language).

I am picking out below (in no particular order of benefit) the 5 categories that I believe to be the most valuable:

**NETWORK AND INFORMATION SECURITY LIABILITY**

We will pay on your behalf claim expenses and damages that you become legally obligated to pay resulting from a claim against you for a security failure, data breach, or privacy liability.

**BREACH RESPONSE SERVICES**

We will pay on your behalf breach response services resulting from an actual or suspected security failure, data breach, cyber extortion, funds transfer fraud, or impersonation fraud, first discovered by you during the policy period.

**BREACH RESPONSE COSTS**

We will pay on your behalf breach response costs resulting from an actual or suspected security failure or data breach first discovered by you during the policy period.

**DIRECT AND CONTINGENT BUSINESS INTERRUPTION, AND EXTRA EXPENSES**

We will pay business interruption loss, contingent business interruption loss, and extra expenses that you incur during the indemnity period directly resulting from the partial or complete interruption of computer systems for a period longer than the waiting period caused by a security failure or systems failure first discovered by you during the policy period.

**INVOICE MANIPULATION**

We will pay you invoice manipulation loss that you incur resulting from any invoice manipulation first discovered by you during the policy period.

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In addition to the above, the policy also provides monitoring of our systems and provides alerts where weaknesses are discovered. I believe this to be a valuable service because:

- . Prevention is always better than cure.
- . It allows us to keep our IT service provider on their toes.

2. Payments

Included as a BACS payment £209.40 gross is the amount of grant requested from CDC Tree Scheme. I am awaiting to hear if the grant is made (at the time of this report) and the invoice then to be paid and delivery of the trees for planting by the Biodiversity Working Group in January 25. This may be put on hold if confirmation of the grant is not received by the date of the meeting.

3. Precept 25-26

**Recommendations:**

o Fingerposts renovations:

Ralph Restorations has replied as follows with regard to an update on the renovation costs of the two finger posts at Loxwood Rd and Common House Rd junction and the Todhurst meadow sign.

“The quotes will need some increases as the cost of the hardwood, paint and stainless-steel fixings has risen quite a bit over the past year. I should also charge a bit more for my labour. Do you know if the Council are looking for full restorations of the 2 signs or just the ‘minor’ improvements? If full restorations, then the revised figures will be:

TODHURST MEADOW **£1475**

PLAISTOW GREEN **£1680**

To give prices for just improvement works I will need to inspect the signposts again as the condition may well have deteriorated over the past year thus changing the scope of the work.

If carrying out full restorations, I can probably get that done over the winter by carefully choosing fine days to do the on-site work. Improvement works would be more of a problem though as the existing arms are likely to be damp in places and won’t dry out at this time of year. “

It seems the previous quotes of £340 and £450 were for minor renovations only and therefore if full restoration is to be considered this would not be covered by the remaining budget for this year and will need to form a consideration in the precept budget.

- Beacon Installation- Plaistow Green National Trust Land

At a recent meeting with the National Trust ranger she confirms that the National Trust will need to approve permanent siting of the Beacon and also that it would be necessary for the Parish Council to obtain Planning Permission. To enquire as to whether planning is required would be £194 and then Planning would need to be applied for if necessary.

8.

**Play Parks**

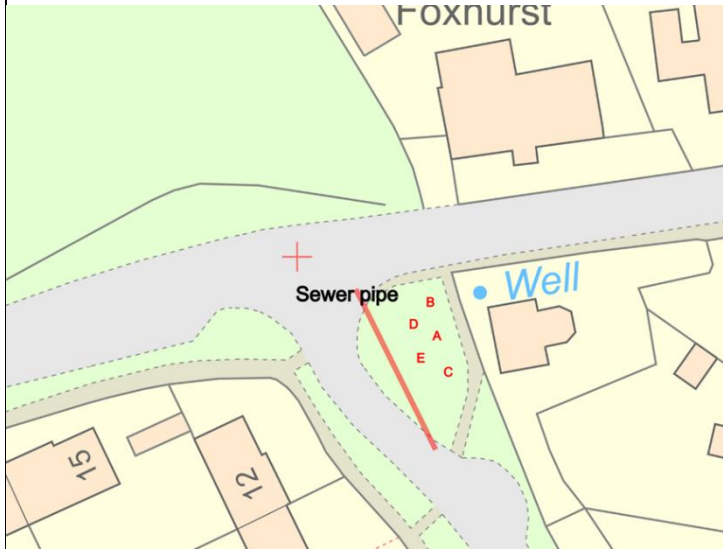
1. Kelsey Hall.

- The Chair of Trustees has written to the Council:

“Further to our previous correspondence I am hopeful that we can get this matter in progress promptly. Having reviewed things and liaised with fellow committee members I think the most straightforward way to move this on is as detailed in your email, whereby the PC donate the equipment and maintenance costs to KH. A relatively straightforward agreement could be drawn up, to clarify for how long the PC would do this for. Alternatively, is the annual maintenance something that the PC would be prepared to undertake responsibility for?

The reason for this potential change of approach is principally due to the complexities of leasing the small area and potential hurdles that may be encountered along the way, further delaying this project.

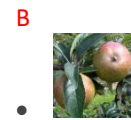
	<p>I am happy to meet to discuss further, ideally ahead of your meeting of December 11th which I am hopeful that I can attend.”</p> <p>The Playpark working group met on 2<sup>nd</sup> December 24 to discuss this correspondence and to put forward a recommendation:</p> <ul style="list-style-type: none"> <li>◦ The notes of the meeting are attached, and the recommendation is to proceed with the Playpark for installation in the spring.</li> <li>◦ The Clerk is to meet with Playdale on 11<sup>th</sup> December who are to requote as prices have increased.</li> </ul>
9.	<p><b>Ratify Clerk’s Decision(s) since last meeting – <a href="#">Scheme of Delegation</a></b></p> <p><b>Recommendations:</b> - To note and ratify the following decision(s) made by the Clerk pursuant to paras 3.1.2, 3.1.3, 3.1.5, 3.1.6 of the Scheme of Delegation: -</p> <ul style="list-style-type: none"> <li>◦ Paper and Ink purchase within budget £120.05 gross. Stationery &amp; printing budget £557 YTD £217 therefore within budget.</li> </ul>
10.	<p><b>Clerk’s update &amp; items for inclusion on a future agenda</b></p> <p><u>See Clerk’s Report</u></p> <p>Recommendation: - To receive general updates and resolve to add any matters arising to a future agenda in relation to: -</p> <ol style="list-style-type: none"> <li>1. Winter Newsletter: Planned for the early new year to include Emergency Numbers table produced by the Winter &amp; Emergency Committee. Biodiversity winter checklist produced by the Biodiversity Working Group. Ifold Conservation Area Project Update. Plaistow Bus Stop Shelter. Precept setting; Crouchlands decision.</li> <li>2. Tennis Courts: The wording of the lease has been investigated as <u>the absence of a reference to being “written outside the 1954 Landlord &amp; Tenant act”</u> meaning the landlord was obliged to renew the lease. There is no apparent reference to the 1954 LTA, but I am checking with Kevin Allard who is working on the Titles for the CIO. To be noted the lease makes provisions if planning for development the land to be taken for access.</li> <li>3. Cyber Training: The Cyber Training took place on 20<sup>th</sup> November 2pm to 4.30pm and the clerk and two Councillors attended. It was a useful update. Two slots are still available anyone wanting to attend.</li> <li>4. Orchard Trees. Four small Apple and one hazel to be kept below 6ft are given the go ahead for planting at Nell Ball. To be planted down the side of the pathway from pipe work and 3m apart.</li> </ol>



**Legend:**



Apple Ashmead's Kernel  
M26 - 2 Year Bush Bare  
Root1 x £31.50



Apple Brownlee's Russet  
M26 - 2 Year Bush Bare  
Root1 x £31.50



Apple St Edmund's Pippin M26 - 2 Year Bush Bare Root1 x £31.50



Apple Sunset M26 - 2 Year Bush Bare Root1 x £31.50



Hazel Kent Cob - 2 Year Bush Bare Root1 x £22.40

Plus, stakes, ties, trunk guards and root growth compound.

Cost up to £40 per plant together with the cost of stakes and ties is covered by CDC but planting at PCs own expense or the biodiversity working group will carry out this work.

Total cost of project £180.90 net £209.40 gross. Labour supplied by the Biodiversity Working Group.

11.

**Correspondence**

See Clerk's Report

None to report.