

Clerk's Report – Full Council Meeting 10th June 2025

4. **First Draft Minutes** emailed had an error in the title, should have read 'Annual Statutory Minutes'. These were corrected for the website etc.

9. CIL Funds Received Apr 25

Funds received to date by site	Amounts received
Land Opposite Bishops Close (Thakeham 1)	22,798.11
Land to the rear of Shepherds Mead, Ringmer	6,350.46
Land Between The Broyle and Roundhouse (Persimmon)	17,822.37
Clayhill House, Uckfield Road, Ringmer	3,456.48
Total received	50,427.42

The CIL Officer has confirmed: The Community Pot is the only one opening this year due to the other pots being very low on funding as most of the money was awarded in the last round. It is yearly that we hope to open the pots, but it can depend on how much is in them and how quickly the pots may accumulate funds again.

10. Policies:

- 10.i. **CIL Grant Policy and Expression of Interest Form (for grants over £500)** – review only, no amendments.
- 10.ii. **Co-Option Policy** – review only, no amendments.
- 10.iv. **GDPR Policy** – new policy.
- 10.v. **Investment Policy** – review only, no amendments
- 10.vi. **Tree Planting Policy** – planting window amended from September to December, to November to February, on advice from tree surgeon. To add the following clause:
 “That Memorial Tree applications meeting this policy’s criteria are automatically approved until a tree surgeon confirms that the designated planting area is full”.
- 10.vii **Complaints Policy** – Amended to remove permission for Clerk to make minor text amendments as agreed at the Full Council Meeting 11.06.24 under item 10.iii
- 11.1 **LDC Assets in Ringmer:** RE Full Council meeting 06.05.24 item 18.2 – we have advised JD and EO'B of our potential interest in Fingerpost Field and Broyle Close Playground. EO'B circulated the updated list below and advised: “In terms of process my understanding is that the set of principles and approach which we have been discussing and developing will be published in a couple of weeks, with a view to approval at our next cabinet meeting in early June. Our officers will set up a meeting with town and parishes and that will be your opportunity to talk through pros and cons. One thing we have asked to be available at those discussions is financial information regarding any maintenance costs associated with any of the assets (or indeed any income they generate) so that any discussions take place with an awareness of what's involved financially. You should therefore hear soon from our officers.”

LEWES DISTRICT COUNCIL - ASSET LIST - APRIL 2025 -

Unique Property Reference Number	Name of the building/land or both	Address 1	Town	UK Postcode	Holding type
200001467987	Broyle Close Playground - Land	Broyle Close	Ringmer	BN8 5PL	Land
	Fairlight Field Open Space misc. site - Land	Fairlight Field	Ringmer	BN8 5QP	Land
	Green Close Open Space misc. site - Land	Green Close	Ringmer	BN8 5LG	Land
	The Forges amenity land	The Forges	Ringmer	BN8	Land

11.3 Allotment Composting Toilet

UKPN have not extended the use of their toilets on site. They have agreed in principle to PC installing a composting toilet.

We have a guide cost of around £12k from other PCs. Funding: LDC has advised on use of CIL expenditure that “they believe that the toilets would be considered infrastructure, and they don’t think it would be wrong to use it for that. As a Parish Council we would probably need to ask ourselves how the rest of the Village would view that and how the PC may handle similar requests from other groups”.

PC has previously stated that management and ongoing costs would be down to the allotment holders – which will result in the annual fees being substantially increased.

11.6 The Green Man Pub, Ringmer - Designated Asset of Community Value

The area proposed for disposal as indicated on the plan, is approximately 4.5 m by 26 m, covering approximately 105sq metres.

12.3 An appeal has been lodged against the Refusal to Grant planning consent for LW/24/0059. PC submitted the following objection in May 2024:

“Parish Council Decision - Object on the grounds that it is constructed on ancient woodland without permission. The creation of a menage in ancient woodland is unacceptable; other land is available. The site is 200m away from Plashett Wood SSI, where there are 10 species of Bats including 3 very rare species”.

13.1

Planning Decisions	LDC Decision	RPC Decision
LW/25/0079/CD - Park Gate, Old Uckfield Road, BN8 5RW Discharge of Condition 3 (Landscaping Scheme) in relation to approval LW/24/0443	Approved (02/05/25)	No comment
LW/25/0062/CD - Land to the south of The Broyle, Non-Material Amendment of planning appeal decision APP/P1425/W/23/3319706 (refused application LW/22/0282) to amend house types, elevations brick type, roof tile types and increase roof pitches angles	Approved (09/05/25)	Sent bullet points on the significant changes
LW/25/0130 - Bridge Farm Barcombe Mills Road Barcombe. BN8 5BX Variation of Condition 1 (Plans) relating to approval LW/22/0840 - addition of 4no. windows, 1 into each of the 4 units	Approved (12/05/25)	No comment
LW/25/0149/CD - Land at Broyle Gate Farm Lewes Road Discharge of Condition 7 (External Materials) related to Planning Approval LW/24/0401	Approved (30/04/25)	No comment
LW/25/0080 - Lower Barn Farmhouse Old Uckfield Road. BN8 5RW Variation of condition 1 (Plans) relating to approval LW/19/0250 - Amendments to windows PV layout and roof angles, additional rooflight	Approved (21/05/25)	No objections
LW/25/0174 - 5 Crockendale Field Lewes Road. BN8 5QZ Installation of solar PV panels to roof of main dwelling and detached garage	Approved (29/05/25)	Supports
LW/25/0255 - Land At Broyle Gate Farm, Lewes Road. Non-material amendment of application LW/24/0401 (Outline application LW/21/0937) Reconfiguration of some visitor parking bays and associated changes to ensure no obstruction to PROW.	Approved (16/05/25)	Short timescale, unable to comment

13.2 Reform of planning committees: technical consultation – from the Ministry of Housing, Communities and Local Government

The consultation seeks views on the implementation of the government’s proposals to modernise planning committees and seeks views on the implementation of the three aspects of reform proposed: i. a national scheme of delegation, ii. control of the size and composition of planning committees and iii. mandatory member training

- 14. Ringmer Neighbourhood Plan Review:** update from Alison Eardley “The neighbourhood plan review is making good progress. We have now finalised the Design Guidance for the parish as well as the local housing needs assessment. These are important pieces of evidence that will underpin a number of the policies in the plan. The group are hoping to host some additional local engagement activities in June. Other tasks in hand include identifying green spaces to protect from inappropriate development and identifying where improvements could be made to enable better connectivity between residential areas and local facilities”.
- 15.1 Ringmer Bowls Club** have an event planned for July and have requested that they be able to park on the green in front of the Bowls Club on this occasion annually. They envisage there would be approximately 5 cars. They have explained that for many of the older club members/visitors to walk any distance with their bowling bags would be prohibitive.

General

- **Allotments:** Tony Read has successfully split plot #5 into 3 plots - 2 of which have already been let. We now have just one small plot (5C) unlet which has just recently become available again.
- **Emergency Plan:** AW, GS, SP, LG met to review AW’s initial draft plan. A revision will shortly be presented to Full Council to consider.
- **Rifle Club CIL Grant £35k:** The Rifle Club are unable to proceed with their plans to build new facilities in Ringmer, so the ringfenced CIL grant monies have been returned to “unallocated CIL”.
- **The Village Pump:** Tony has renovated the pump and trough.
- **Public Seat Harvard RD/Springett Ave junction** has now been re-painted in white as agreed.
- **LDC Bike Rack Grant:** An expression of interest (EOI) has been submitted for this grant to assist with the purchase/fitting of new bike racks as part of the precinct revamp. The maximum available grant is £1,000. We have requested £770. Closing date for EOI is 15.06.25.