



Parish Clerk – Stephanie Dubas Email: chalvingtonwithripeclerk@gmail.com Phone: 07353990253

MINUTES

**The Minutes of the Ordinary Council Meeting
Chalvington with Ripe Parish Council (CWRPC)
Community Field Shelter, Ripe
Monday 23rd June 2025 commencing 7pm.**

Present: Cllr S. Flint (Chair), Cllr J. Ruddock-West (Vice Chair), Cllr W. Farrer, Cllr Hamblin, Cllr A. Harvey,

In attendance: Cllr Alison Wilson (WDC), Stephanie Dubas (Parish Clerk)

Members of the public: 1

24. Apologies for Absence	Cllr Lonsdale-Cleeve
25. To receive any declarations from Members concerning items on the agenda	None declared
26. Approval of the Minutes	Resolution: Supported Ordinary Council Meeting held on the 12th of May 2025 accepted as a true and accurate record.
27. Public Session	Public requested that the community provide questions for the MP's visit in August through the Parish clerk, email above.
28. Report of the Member of Parliament:	Resolution: Supported To note the report from the MP June MP Report
29. Report of the District Councillor Alison Wilson	Resolution: To note the verbal report. Cllr will send the Parish Clerk grant details as they emerge for circulation and website update. Cllr will send link to planning call in rules . Local government devolution will be the topic at the district & Parish annual meeting on 21/10/25.
30. Report of the County Councillor Nick Bennett	Resolution: To upload on website a written report if provided.
31. Planning Applications a. WD/2025/1114/F CHANGE OF USE OF BUILDING TO A FLEXIBLE USE FOR PURPOSES INCIDENTAL AND ANCILLARY TO LOVERS FARMHOUSE AND FOR SHORT TERM TOURIST ACCOMMODATION FOR NO MORE THAN 28 DAYS AT A TIME. https://planning.wealden.gov.uk/Planning/Display/WD/2025/1114/F (Previously submitted on wrong form hence 2 nd listing)	Resolution: Not supported The Council did not support the application for exactly same reasons as previous applications. It is attached to the farmhouse. Change in wording did not change purpose. Under original permission it was going to be an ancillary use for Lovers Farmhouse only. Resolved to object for same reasons as previous application.

b. WD/2025/1300/FR DEANLAND NURSERY, DEANLAND ROAD, GOLDEN CROSS, CHIDDINGLY, BN27 3RP RETROSPECTIVE APPLICATION FOR CHANGE OF USE FROM AGRICULTURAL/NURSERY TO B8 STORAGE AND DISTRIBUTION.	Resolution: Supported A large site previously rejected for housing and used for greenhouse in the past. 1 Family member is using a warehouse. 1 objection has been received with regard to the additional traffic. It was previously a chicken farm with heavy daily traffic and a report shows a reduced level of traffic to when it was a chicken farm. The remainder of the area is still derelict land and broken glasshouses. Resolved to to support as traffic using access road less than previous use when used as a nursery. Use for storage and distribution had been happening now for quite awhile, and did not seem out of keeping with former use.
c. WD/2025/0984/MAJ KITTYHAWK AERODROME, DARP LANE, RIPE, BN8 6BB PROPOSED INSTALLATION OF FUEL TANK FOR THE RECEIPT, STORAGE AND SUPPLY OF AVIATION FUEL INCLUDING ANCILLARY VEHICULAR PARKING, ACCESS, TURNING, LANDSCAPING AND DRAINAGE.	Resolution: Not supported 0984MAJ Farm purchased 2019. Tank for 35,000 fuel including 15,000 of AV gas and 5,000 of VL91 unleaded fuel applied for. Deanland store has 4,000 litres in comparison. Last planning permission was for no more than 12 aircraft per day and no training. They are now advertising for training. Residents are concerned that this will escalate to develop a tarmac runway for refueling and takeoff to include the turning circle and taxi runway for larger aircraft and development for facilities for users. Rresolved to object as size of tank disproportionate with with current authorised use of the airfield. The tank is large and obtrusive. Concerns about passing opportunities for vehicles should the deleivering tanker be on the road. Development may increase the flood risk of neighbouring /downstream properties. Concerns about contamination due to spillage. Concerns arising from the ecological report. Potential h&S fire and environmental concern.
32. Planning Approvals: a. WD/2025/0514/LB DEMOLITION OF EXISTING MODERN OUTBUILDING, GARAGE, FIRST FLOOR ACCOMMODATION OVER AND SHED, AND REPLACEMENT WITH GARAGE AND SHED AS ONE OUTBUILDING; REPLACEMENT OF THREE DORMER WINDOWS WITH NEW WINDOWS OF SAME SIZE. FRESHFIELD, CHALVINGTON ROAD, CHALVINGTON, BN27 3TA b. WD/2025/0747/FR for ASHFIELD, MILL LANE, RIPE, BN8 6AX CARPORT APPROVED	Resolution: To note the approval by Wealdon Planning Resolution: To note the approval by Wealdon Planning
33. Planning Refusals a. WD/2024/2938/F Head of Planning and Environmental Services DORMER WINDOW WITH PAIR OF OPENING IN DOORS AND IRON SAFETY BALUSTRADE 6 CARRIAGE MEWS, CHURCH LANE, RIPE, BN8 6EX	Resolution: To note the refusal by Wealden Council
34. Planning Withdrawn a. WD/2024/2893/F DEMOLITION OF DWELLING AND ERECTION OF REPLACEMENT DWELLING AT WESTLYN. DEMOLITION OF EXISTING BUSINESS UNIT ON LAND KNOWN AS DAIRYLANDS ERECTION OF NEW DETACHED DWELLING . BOTH SITES TO INCLUDE LANDSCAPING WORKS. LAND AT WESTLYN AND DAIRYLANDS, POUNDFIELD ROAD, CHALVINGTON, BN27 3TQ	Resolution: To note the withdrawal by the applicant

35. Other planning matters	Cllr Wilson informed the meeting that the Solar Farm has been approved by planning. Appeal for Manor Farm building refused by planning inspector.
36. To discuss and agree on representatives for outside bodies	Resolution: • Wealden District Association of Local Councils: Vacant • Tree Warden: Cllr N Hamblin nothing to report • ESALC AGM: Cllr Simon Flint nothing to report • Hayton Baker Hall Trustees: Cllr Charlie Hallworth: The committee has changed and a marketing representative will be developing the offer of the hall to generate income. • Footpaths: Cllr Joe Ruddock-West: see item 38
37. To discuss and agree policies	Standing orders: to be presented in September 25
38. Highways, footpaths and rights of way	Resolution: To note the content of the verbal report Verbal report provided by Cllr Ruddock-West. A group will walk the area and issues will be reported to the Public Footpath Officer at East Sussex County Council. Parish Clerk to issue a letter to ESCC highways to see about the traffic report for the 20mph survey
39. Financial matters - To note the bank reconciliation statement and Budget Monitoring Report for May 2025. - To approve the payment schedule Appendix A. - To Accept the AGAR 24/25 - To Accept the Certificate Of Exemption 24/25 - To Accept the Audit Report 24/25 Audit Report 24/25 - To agree one annual audit next year	Resolution: All Supported The payment schedule noted payments approved to the end of the financial year and for direct debits to be set up. The Exempt certificate will be emailed to the external auditor and together with the Agar and audit report, displayed on the website.
40. Correspondence	No written correspondence was received
41. Urgent Items:	Cllrs to send Parish Clerk their responses to devolution survey for a co-ordinated reply once link send from Cllr Wilson for stakeholder feedback advised closing 10/07/25. Parish Clerk authorised to co-ordinate and send reponse on behalf of the Parish Council. Parish Clerk to present the £5k grant application to Ealsen Council for the field planting, fence and bench. Remove Ukraine from the website as the housing topic is now dated. Add RACCA to the website RACCA. Add Village Store to the website: Ripe Village Stores Add Ripe Church to the website: Ripe Church
42. Date of next meeting	Resolution: Supported Next Ordinary Parish Meeting which will be held on Monday 1st September 2025 commencing at 7pm at the Hayton Baker Hall. Website to be updated.

There being no further business, the meeting closed at 20:15 pm

Signed: Chair:	
Date:	