

# OLD COULSDON RESIDENTS' ASSOCIATION

## MINUTES OF THE COMMITTEE MEETING

HELD ON MONDAY, 12<sup>th</sup> March 2018

In the Heath Room, Old Coulsdon Congregational Church.

### Present:

Janet Stollery (Chairman)

Brian Hudson

Vic Young

Mike Blake

Nigel Rea

Adrian Fosberry

Michael Seabrook

*By invitation:*

Lee Honey

Nicola Glover

### 1.0 WELCOME AND APOLOGIES FOR ABSENCE

There were apologies from Alan Clifford, Marion Clifford, Sally Cook, Caroline Jewell and Cllr Chris Wright.

### 2.0 MINUTES OF THE COMMITTEE MEETING ON 12<sup>th</sup> February 2018

The Chairman asked for the following insertions:

Item 3 – Brick by Brick. 'when they should have been in place for a year.' at the end of the penultimate sentence.

Item 6 – WW1 Commemoration. 'by Pat and Sally Ward-Lee.' at the end of the sentence.

The minutes were then agreed.

### 3.0 MATTERS ARISING NOT COVERED BY THE AGENDA

None.

### 4.0 REPORTS

#### 4.1 Finance – report attached.

The Chairman introduced the report in CJ's absence. There were no comments.

#### 4.2 Membership and Recruitment

The Chairman introduced the report in MC's absence. Attention was drawn to the new road stewards and to the fact that there were two people with the same name as one of them. The 'bonus' 200 newsletters from the printers are to be distributed in Tollers Estate. The Chairman would be seeing the new road stewards and there are to be some changes in the rounds.

**ACTION:** Chairman

#### 4.3 Planning – Report attached.

MS drew attention to the applications in his report:

- α) Electricity substation at Tollers Estate. This had been approved but MS expressed concern at the absence of any mention of the flooding issue. The Chairman reported that there had been issues arising from a recent fire in the estate (which was in a refuse storage unit at 4am) and that she had emailed the Croydon Fire Brigade commander about access issues arising from the parking on the estate as well as the flooding risk by the sub-station. NG reported that the estate's community hut was now 'dead' and that requests had been made to bring forward the introduction of a temporary hut.
- β) 85 Mead Way. No issues.
- χ) 76-80 Keston Avenue. There were concerns raised in the discussion; the proximity of the plot to Waddington Avenue, whether it was a new application, and had LBC Planning followed the

regulations. MS would investigate further and circulate the information to ward councillors. If the application is new, OCRA would object.

**ACTION: MS**

- δ) 31 Rydons Lane – Ash trees. These were reported as diseased and cut down.
- ε) 13 Caterham Drive - There were neighbour concerns about the design and the flood mitigation measures based on water butts. MS advised remaining neutral on the issue but pointing out to LBC Planning the volume of water involved in the last major flooding.
- φ) Burford, Coulsdon Road - No issues. However, concerns were raised about the non-circulation of planning notices to neighbours. The possibility that tree applications were not circulated was suggested.

#### **4.4 Publicity – report attached**

NR added that there had been IT problems which had affected the circulation of the Monthly Mail. He would put the Monthly Mail on Facebook. The Chairman had circulated it to some people.

**ACTION: NR**

VY advised guarding against some technical problems by cloning hard drives. NG reported that there were three notice board on the Tollers Estate and that OCRA information could be displayed on them. This was agreed, and NR would supply A4 posters.

**ACTION: NR**

#### **4.5 Website – report attached.**

NR added that it had been updated as usual and that there were now 1940 people on Facebook.

**4.6 Newsletter** In SCs absence, the Chairman reported that the latest newsletter circulation had gone well. The 'bonus' 200 newsletters would be delivered to the houses on the Tollers Estate.

**ACTION: Chairman/NG**

#### **4.7 Security – report attached**

LH commented on the radio interview of the local NHW chairman and referred to the existence of secret Facebook Roads Groups to enhance neighbourhood security. The police are keen to boost the role of the Burglary Reduction Panel.

There was a brief discussion on the spate of violent thefts near the railway footbridge between Coulsdon Woods and Coulsdon Town. Preventative measures, such as cutting back trees and other cover, have been identified. The increase of high tech car thefts was also discussed, and possible counter-measures identified.

There was a brief discussion on the anti-social behaviour of a small group of motorbike riders.

NG reported that the new street lights cast large shadows on some of the pavements in the Tollers Estate – residents were now less likely to venture out in the dark.

## **5. COUNCIL ISSUES**

In CW's absence. NR reported on the introduction, that day, of the 20mph limit locally.

Some road issues were discussed: potholes, large puddles by road crossings, and the use of the 'FixMyStreet' app to report road faults.

Also discussed was the start, in a few weeks, of the Council's 'purdah' period in the run-in to the local elections on 3<sup>rd</sup> May. Following the Boundary Commission review, there are changes to the wards in Croydon and in the allocation of polling stations.

It was reported that the Council Tax increase for 2018/19 would be 4.99%.

## **6.0 CROYDON AND COULSDON DEVELOPMENTS**

The Chairman reported that a meeting had been arranged, for 15<sup>th</sup> March in Addiscombe, by the local Conservative Party to discuss the concerns of Croydon residents about proposed BrickbyBrick developments.

The Chairman also reported that the planning application for the Lion Green Road development was being supported by ECRA.

LH reported that there had been instances of damage to cars in the Aldi car park caused by delivery vehicles.

### **7.0 AGM 2018 – Monday 16<sup>th</sup> April**

The Chairman initiated a discussion on the arrangements for the event. The following was agreed:

- Data projector – to be provided by the Chairman.
- Stand – to be provided by BH.
- Laptop – to be provided by the Chairman.
- PA system – to be brought by LH.

**ACTION:** Chairman/BH/LH

Chris Philp MP would have a 10-minute slot to speak, non-politically, on local issues.

A nomination form would be given to NG to enable her to be proposed and seconded onto the OCRA Committee.

**ACTION:** Chairman

### **8.0 Rotary Fair 2018**

The Chairman proposed the same plot size, two pitches, as the previous year – this was agreed.

There was a discussion on identifying ways of attracting visitors towards and into the OCRA tent. Suggestions included quizzes, treasure hunts, jokes (Ken Dodd video?), local photos, and the use of display boards to display items of interest.

**ACTION:** All Committee members

### **8.0 OCRA EQUIPMENT PURCHASES**

The Chairman deferred any decision on further purchases.

### **9.0 ANY OTHER BUSINESS** (including other reports & correspondence)

- **The Theatre Club.** MB announced that a full coach load of members would be travelling to Eastbourne on 6<sup>th</sup> June to see 'The Case of the Frightened Lady'.
- **Diary outline of the year.** NR was developing for communication and planning.
- **Croydon Business Awards.** NG wondered if there were any local contenders – none were identified.
- **A Coulsdon BID.** NG provided details of the Purley BID and the benefits for businesses and the locality. A good first step along the path would be the creation of a local business association.
- **New OCRA Secretary.** AF proposed the handover of this role after the AGM at which NG was to be nominated for the Committee.
- **Police Panel.** VY announced that the next meeting would be on 25<sup>th</sup> April.
- **Neighbourhood Police Team.** LH reported that a new PC had been appointed to the team.
- **Keston School traffic action.** LH reported that pupils had acted as victims of road accidents to highlight the consequences of dangerous driving near the school.

### **10.0 DATE OF NEXT MEETING**

Monday, 9<sup>th</sup> April, in the Old Coulsdon Centre for the Retired.

The meeting closed at 10:10 pm.

## FINANCE REPORT-February 2018

### Period January- February 2018

### Period - February 2018

	£	£	£	£
<b>RECEIPTS</b>				
Membership Subscriptions	66.00		0.00	
Newsletter Adverts	262.50		142.50	
Donations	0.00		0.00	
Theatre Club Subscriptions	0.00		0.00	
Xmas party	0.00		0.00	
<b>Total Receipts</b>	<u>0.00</u>	<b>328.50</b>	<u>0.00</u>	<b>142.50</b>

### **PAYMENTS**

Telephone	0.00		0.00	
Ink cartridges & IT	44.77		44.77	
General printing	0.00		0.00	
Postage	0.00		0.00	
Stationery	5.50		5.50	
Newsletters	882.00		882.00	
Subscriptions	70.00		70.00	
Donations	100.00		100.00	
AGM	0.00		0.00	
Road stewards party	35.00		35.00	
Village fair	0.00		0.00	
OCRA meetings hall hire	250.00		250.00	
OCRA autumn party	0.00		0.00	
Xmas party	35.00		35.00	
Website	0.00		0.00	
Equipment	221.48		0.00	
Insurance	0.00		0.00	
<b>Total Payments</b>	<u>0.00</u>	<b>1,643.75</b>	<u>0.00</u>	<b>1,422.27</b>

**Excess of receipts (Jan - Feb)**

**-1,315.25**

**Excess of payments (February)**

**1,279.77**

Nat West Current A/C at February 25th 2018

£9,534.53

Note: Includes £2000.00 WW1 funds

C Jewell 25/02/2018

## Membership Report

I would like to thank those that helped deliver the newsletters with a final warning of last newsletter inserted. As you can see we have had a great result.

One road steward had just been discharged from hospital having had pneumonia. I asked Michael Seabrook if he would collect the newsletters from her and deliver them for me and he agreed to do so. I would like to thank him for doing this at short notice.

We have covered all rounds now apart from Waddington Avenue, which we have given up on. Thanks to Mike Blake who found 2 road stewards and to Nigel for all the badges he has produced.

I have done all the paperwork and folders for the new road stewards and then handed them over to Janet. Thank you to Janet who has been interviewing the new road stewards and also to Nigel for printing the badges and updating the website appeal for new road stewards.

This is how we now look.

50 – 128 BRADMORE WAY	35 HOUSES	CARMEL FRASER this year possibly continue
53 – 115 BRADMORE WAY	35 HOUSES	CARMEL FRASER this year possibly continue
1 – 35 CURLING CLOSE	35 HOUSES	RACHEL LETTS
1 – 59 HOMEFIELD ROAD + Oasis Academy	32 HOUSES	JENNY JOHNSON
2 - 50 HOMEFIELD ROAD + Wheelwrights, Windmill Farm, Windmill House,	30 HOUSES	IAN & CATHY HUGHES
53 -101 & 52 – 92 TAUNTON LANE & TAUNTON FARM & FARM ANNEXE	46 HOUSES	JILL BURNHAM
179 -257 CATERHAM DRIVE & 1 – 10 SHAW CLOSE	49 HOUSES	JOHN ELVIN

Both Sally and I are away from 12<sup>th</sup> March so another thank you to Janet for holding the OCRA phone whilst I am away

Marion Clifford  
12th March 2018

## Planning Report

[Partial discharge \(relating to construction of substation only\) of conditions 3 \(materials\), 10 \(contaminated land\), 15 \(construction logistics\) and 21 \(sustainable drainage\) attached to planning application 16/06505/FUL for the demolition of existing garages, substation, refuse stores and community centre. Erection of 7 buildings varying in height between two and three storeys comprising 18 three bedroom and 4 two bedroom houses and 14 two bedroom and 4 one bedroom flats and 161 sq m community centre space \(Use Class D1\) . provision of associated car parking, landscaping and other associated works. | Land And Garages At Goodenough Way And Ellis Road Coulsdon CR5 1DX - Land And Garages At Goodenough Way And Ellis Road Coulsdon CR5 1DX](#)

Land And Garages At Goodenough Way And Ellis Road Coulsdon CR5 1DX

Ref. No: 18/00618/DISC | Received date: Wed 07 Feb 2018

This is already approved. Relates to the substation, comments about flooding are “considered separately” need to ask if we know where those considerations are and what our response to that should be, something to discuss during the meeting though I think I read somewhere there is still some denial from the Council about the actual flood risk,

[Raising of ridge height and erection of gable end roof extensions and dormer extension in rear roof slope and installation of roof lights in front roof slope.](#)

85 Mead Way Coulsdon CR5 1PQ

Ref. No: 18/00960/HSE | Received: Fri 23 Feb 2018

See no issues

[Demolition of no 76: erection of 3 x two storey three bedroom detached houses at rear and 1 x two storey four bedroom detached house at the front with accommodation in roofspace: formation of access road and provision of associated parking \(amendment to applicaiton number 17/02545/FUL\)](#)

76 And Land R/O 76-80 Keston Avenue Coulsdon CR5 1HN

Ref. No: 18/00877/NMA | Received: Tue 20 Feb 2018

Is this an amendment or effectively a new application?. The style of the houses has changed. Are the applicants trying to get away with a different style of house as an amendment to conditions on the previous application? I thought any material change would be a separate application? Perhaps Chris can help me on this.

Also the proximity to Waddington is very clear, about the length of 5 cars from property to property the short gardens meaning they are very close together. Also I'm not convinced about the large chimney on the house on the road though the styling of the houses is better. And that's before you even get to the run off / flooding / overpriced / poor value / bad junction / not likely to sell quickly aspects....

My dislike of this awful applications remains.

[Ash \(group of x4\) - Fell and dismantle to ground level: \(TPO no. 30, 1974\) - 31 Rydons Lane Coulsdon CR5 1SU](#)

Ref. No: 18/00800/CAT | Received date: Thu 15 Feb 2018

The reasoning is that the trees are diseased. It is hard to tell at this time of year but I will have a look.

[Erection of single/two storey side/rear extension](#)

13 Caterham Drive Coulsdon CR5 1JN

Ref. No: 18/00708/HSE | Received: Mon 12 Feb 2018

An irregular plot where the proposal inhabits the whole width.

The solution to flood problems seems to be a water butt and a soakaway.

Yes that will work, won't it?!!

Development Management  
Planning & Environment Department  
6 th Floor  
Bernard Weatherill House  
8 Mint Walk  
Croydon  
CRO 1EA

14<sup>th</sup> February 2018

Dear Sir/Madam

RE:18/00708/HSE, 13 Caterham Drive, Coulsdon, CR5 1JN

Further to correspondence P/PC//DCPORT where we were informed that the proposed development is within an area of surface water run off risk, I am writing to you to give details concerning the proposed details for dealing with all surface water runoff.

**Existing:**

The existing surface water for the property is direct into the foul/combined sewers.

**Proposed:**

The front elevation will remain the same into the sewers as per the existing but to help attenuate the water and reduce flows into the sewers, a large water butt will sit to the left of the proposed garage door and will then overflow into the sewers.

The side elevation will be altered slightly, 30% will remain as per existing and head to the front elevation and via the described method above, the remaining 70% will be diverted to the rear of the property where a new soakaway will be constructed 5m from rear elevation, at a depth of chalk and will be constructed using attenuation crates wrapped in a geotextile membrane. A further overflow chamber from the soakaway will also be constructed. All the details and calculations for sizes will be made prior to construction

The rear elevation will all be diverted to the proposed soakaway. This will eliminate a majority of the surface run off from the existing and proposed development causing unnecessary stress to the combined sewers.

I hope this has covered all the concerns for this proposed development. If there are any further questions please do not hesitate to contact me

Regards

[Demolition of existing garages, substation, refuse stores and community centre. Erection of 7 buildings varying in height between two and three storeys comprising 18 three bedroom and 4 two bedroom houses and 14 two bedroom and 4 one bedroom flats and 161 sq m community centre space \(Use Class D1\) . provision of associated car parking, landscaping and other associated works. | Land And Garages At Goodenough Way And Ellis Road Coulsdon CR5 1DX.](#)

Land And Garages At Goodenough Way And Ellis Road Coulsdon CR5 1DX

Ref. No: 18/00618/DISC | Received: Wed 07 Feb 2018

[T1 Holly - Fell, T2 Ash - Fell, T3 Ash - Fell.](#)

Burford, Coulsdon Road Coulsdon CR5 1ED

Ref. No: 18/00598/CAT | Received: Tue 06 Feb 2018



## Publicity Report

- Monthly Mail - March edition drafted - issue delayed because of Janet's computer problems.
- Diary Dates notice updated for Tudor Parade & Lacey Green noticeboards.

Nigel Rea  
6.3.2018

## Website Report

The website is at <https://www.theocra.org.uk/>.

Events - latest dates for 2018 added.

The Blog is used to publish current issues. The items in March are:

- Road Stewards
- Kenley Revival Project
- Coulsdon Commons Newsletter
- Travel Information
- OCMP Newsletter
- OCRA Monthly Mail
- SNT Newsletter
- FOFD&HV Newsletter
- Rooms for Hire
- School Holiday Dates

Planning - latest applications are under Planning - also added to Facebook - last one was 23rd February.

Facebook - there are now 1,925 (1,895) members of the OCRA Group. 16 new members this week.

Nigel Rea  
6.3.2018

## Security Report

Work in progress with NHW, despite lots from Facebook being interested it appears no one has joined up however it appears there are now secret Facebook Road Groups set up covering Tollers Lane and some of the roads on the opposite side of Coulsdon Road.

Burglary in Tollers Lane and car stolen; victim spoken to and it appears that his security was not up to scratch. I have visited him and given crime prevention advice. I also gave him a copy of my CCTV which showed his car being driven off of his drive at 5.20am. Car now recovered following circulation on Facebook.

Back onto NHW and it appears Brian Udell gave interview on BBC Radio news which basically laid the blame for NHW failure on Police not supporting. NHW is a charity which runs independently of the Police and does not need Police input. Most NHW function on no budget however CBNHW seem to have had £15k with little to show for it however they seem reluctant to publish the accounts. Work in progress to view the accounts.

Few robberies have taken place by the old footbridge over the railway by Coulsdon Town linking Coulsdon East and Coulsdon West. I have completed a security report and made recommendations for some minor alterations to help make the area safer by increasing natural surveillance and reducing the likelihood of youths congregating. It is unknown at this time whether there is any budget from anyone to make any changes.

Lee Honey

9.3.18