



# peasmarsh

## parish plan 2006



a vision for the future of peasmarsh

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# what is a parish plan ?

All towns and villages are encouraged by the government to prepare a plan reflecting the views and requirements of the inhabitants and their ideas about how their locality should develop in the future. This information can then be used by the District Authority to make appropriate adjustments to the Local District Plan.

The project to prepare an action plan for Peasmarsh Parish was launched at the Memorial Hall on June 25<sup>th</sup> 2004. 28 residents responded to an invitation to discuss the best way forward and a steering committee was elected representing various organisations and groups within the village to act on behalf of the Parish Council and to carry out the following tasks:

- To identify support and funding and to budget and monitor expenditure.
- To work with relevant authorities, to involve the whole community, and to gather the views of as many groups and organisations as possible.
- To determine the types of survey and consultation, to analyse the results, and to be responsible for the production and distribution of the final report.
- To identify priorities and timescale and potential sources of funding for local action.
- To report back to the Parish Council on progress, issues and outcomes.



Committee meetings were held every two or three weeks, sometimes attended by representatives from Action in Rural Sussex, and the first public consultation took the form of a stall outside Jempsons Superstore during two days in September 2004. Residents were invited to post on a notice board their views on issues in the village, and to discuss them with members of the Committee.

From the subjects raised and the strong views aired, an exhaustive questionnaire was prepared and circulated to every house in Peasmarsh in February 2005. 203 completed replies were collected representing approximately 420 residents.

Analysis of questionnaire replies revealed that one of the major concerns in the village was the lack of provision of facilities for young people. The Committee put aside work on the Plan to set up a Youth Committee from amongst those who had volunteered to work with young people.

This was achieved by the end of August by which time an independent committee including representatives of the young people themselves was working towards the formal setting up of a Youth Club.

On publishing the Plan, the Committee hopes to set up a village website, archive, and local business directory.



# about peasmarsh

Peasmarsh location



Peasmarsh history

Peasmarsh people



Summary of replies to the questionnaire



# peasmarsh location

Peasmarsh stretches south from the border between Kent and East Sussex along the River Rother, to the River Tillingham which forms the southern boundary of the parish, the whole lying within the High Weald AONB to the west of Rye. Much of the land between the two river valleys is typical of Wealden countryside having an abundance of small woods and pasture with some remaining orchards, drained by streams such as Eggshole Brook, rising in Beckley woods and flowing south to the Tillingham and Woodside stream which rises above Vans Ghyll and flows north to form the eastern boundary of the parish where it runs up to the Rother between Malthouse and Iden woods. The rest of the eastern boundary is defined by an extension of the Tillingham flood plain which separates Rye Foreign from Peasmarsh. Larger woods define the western boundary forming a clear separation from the neighbouring village of Beckley.

The village itself stretches along the A268 (Main Street) from east to west for virtually the whole width of the parish, effectively dividing it into two distinct zones, about a third to the north and two thirds to the south.

The church lies separate from the village to the south. It is sited on one of the only two areas in the parish to rise above 65 metres. It commands fine views over both river valleys which share their origins with Romney Marsh to the east of Rye. Deeply incised valleys, formed during the last Ice Age allowed the sea to penetrate well inland as the ice melted and sea levels rose. They gradually silted up when their outfalls in Rye Bay were blocked by post glacial shingle returning from the English Channel. The views from the church when under construction would have been very different from today.



# peasmarsh history

Peasmarsh, known before the Conquest as Tetbald, began as a settlement around an Anglo Saxon Minster situated where the present church now stands, although evidence has recently come to light of Roman activity on the site suggesting much earlier occupation. Shortly after the new church was built in 1070 the village appears in a census and survey of land for tax purposes ordered by King William. It formed part of land already held by him in England from before the Conquest. Being already in the ownership of William, Peasmarsh was a net receiver of taxes rather than a contributor, unlike villages listed in the Domesday Book. The reason for the village subsequently moving to its present site is unclear but a serious outbreak of plague in the 14<sup>th</sup> Century may have been the cause.

There are 54 buildings in the parish listed by English Heritage, all grade II with the exception of the parish church of St Peter and St Paul which is grade I, and Woodside and Flackley Ash House which are grade II\*

Although there is evidence of 12<sup>th</sup> Century construction around the church the bulk of the historic buildings in Peasmarsh are situated along Main Street, mostly timber framed from the 17<sup>th</sup> Century. There is evidence of earlier than 17<sup>th</sup> Century construction among the numerous farmhouses scattered throughout the parish.

In common with the rest of England the appearance of many historic buildings in the village today is 18<sup>th</sup>/early 19<sup>th</sup> Century. The Georgians were prolific builders, rebuilders and restorers and many of the old timber-framed houses have been treated to brickwork under clay peg tile or weatherboard first floor elevations. The majority still retain the small pane sash windows typical of the period although there are a few examples of the larger pane Victorian sash and bay window.

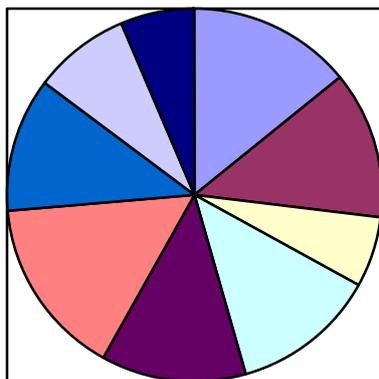
The spread of Listed Buildings fairly evenly either side of Main Street indicates that the village has developed in modern times generally by gradual in-fill of the gaps between the older buildings.



# peasmarsh people

## How old are you ?

There were 1,198 people estimated to be living in Peasmarsh in 2005



Population%

0 – 9 years of age	15%
10 – 19 years of age	13%
20 – 29 years of age	6%
30 – 39 years of age	12%
40 – 49 years of age	12%
50 – 59 years of age	16%
60 – 69 years of age	12%
70 – 79 years of age	8%
80+ years of age	6%

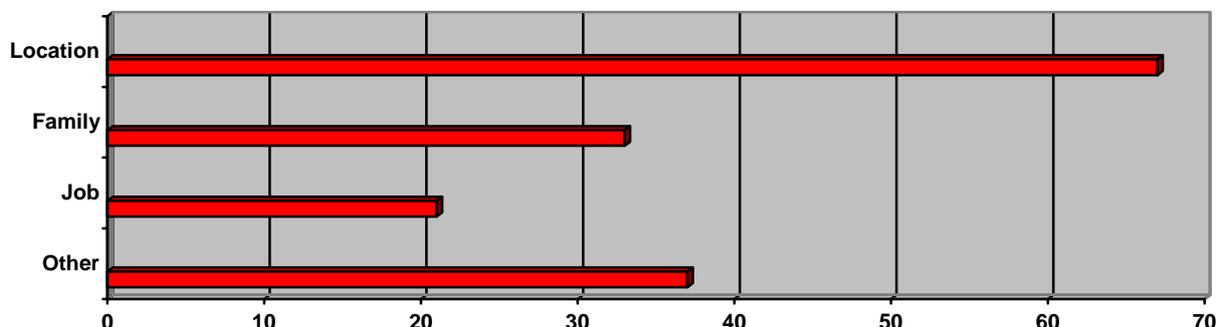
There were also 72 dogs, 62 cats, numbers of horses, sheep, rabbits, chickens, geese, ducks budgies, mice, gerbils, hamsters, guinea pigs, fish, tortoises and a chameleon.

## Have you lived here long ?

200 of those persons who responded had lived in Peasmarsh for more than 10 years and the majority of respondents wished to remain in the village. Despite the perception that people move down from London only 14 respondents had done so. 33 had moved from Kent but the majority had moved locally.

## Why move to Peasmarsh ?

The reasons that people had chosen to move to Peasmarsh were diverse and many people answered with more than one reason. The location, the local countryside, the village setting, school and shops were all popular answers as were links with family and the fact that Peasmarsh had been a childhood home. Several people mentioned that Peasmarsh had been an affordable choice and sometimes it was the house itself which had attracted them, while others had moved to Peasmarsh because of work.



# peasmarsh people

## Do you work ?

284 adult respondents were working.

<b>Workers</b>	
Full time	127
Part time	117
Self employed	40

<b>Not working</b>	
Retired	74
Disabled/ill health	16
Education	16
Transport problems	3
Childcare	8
Choice	8

125 were not working among whom 55 were doing some sort of voluntary work and 29 were carers

When respondents were asked which features of the village should be retained in the future the most popular were as follows:

- Village hall
- Church
- School
- Shop
- Pubs
- Footpaths
- Woodlands
- Trees
- Orchards
- Recreation ground, pavilion and playspace
- Jempsons including post office and filling station
- Open spaces, particularly the land behind School Lane (Peasmarsh Park)
- Allotments



# summary of replies to the questionnaire

## Housing

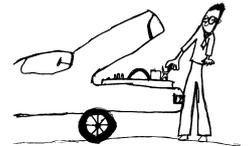
While there were concerns about the ability of the village infrastructure to absorb any increase in housing, and the general effect such housing, in particular of so-called “executive” type might have on the general character of the village, a significant number of respondents recognised the need for new affordable housing for local people, particularly for the young who might wish to stay in the neighbourhood, and for older residents seeking smaller homes, any such housing to be designed in character with the village and to be limited to small plots, preferably within the designated building envelope.



## Transport

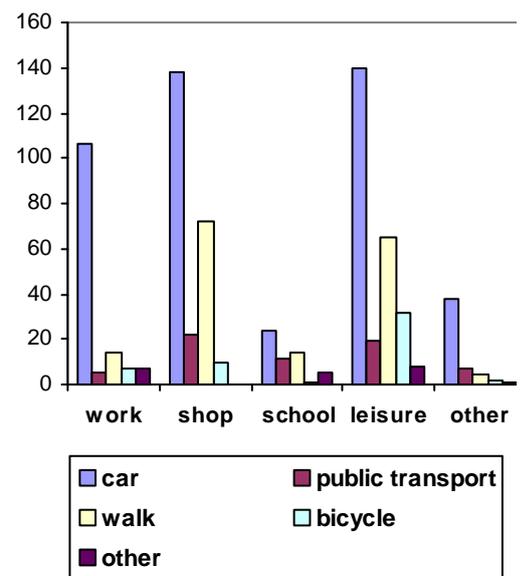
A small number of respondents use the train service from Rye and the buses that pass through the village daily. A slightly greater number use those services once or twice a week. It is not clear from the questionnaire whether this is a reflection on the convenience of the services or because most have their own car or use Jempsons’ bus service. For instance

there is only one direct bus service from Peasmarsh to the Conquest Hospital in Hastings per day leaving at 7.38 am in the morning, two returning in the late afternoon.



## Work

A majority of respondents were against increasing local sources of employment. However those who did support the idea showed a marked preference for small scale enterprises, in particular of a rural nature, well concealed and in keeping with the village. Some gave social and environmental reasons for increasing local employment possibilities, such as to give purpose to the village and provide jobs for young people and also to reduce the time and energy spent in travelling to work



# summary of replies to the questionnaire

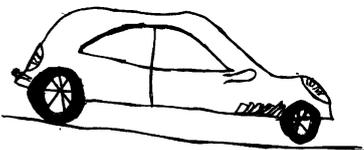
## Road Safety

By far the greatest and most unanimous response to the questionnaire concerned road safety. Almost 75% of respondents were in favour of a 30mph speed limit throughout the village including School Lane, which is unlimited at present. Some were in favour of reducing it even to 20mph.



Many favoured the introduction of SIDs (speed indicator displays) and also the extension of the pavement at the Beckley end of the village.

## Parking



Although the majority of car owners park their cars on their own property it is clear from the questionnaire

that there is insufficient provision for those who cannot do so. In some cases the alternative to parking in the road is to park on the grass verges. These verges are a characteristic feature of Peasmarsh and easily damaged in wet weather making the village look uncared for.

The twice daily blocking of School Lane by parents dropping off and collecting children is of concern to respondents as it could impede the passage of emergency vehicles.

## Leisure activities and village facilities

There were plenty of takers for a variety of the activities listed in the questionnaire. Particularly popular were the enjoyment of the surrounding footpaths, the recreation ground, the children's play space and the existing swimming pool and gym at Flackley Ash Hotel. Of sports not at present available in the village the

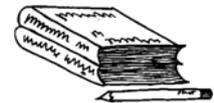
idea of introducing tennis, cricket and badminton were all of interest to



respondents, as were yoga classes, a film club, an arts and crafts group, amateur dramatics and dance sessions.

There was an enthusiastic response to the idea of having access in the village to the services listed as follows: baby clinic, outreach doctors' surgery, chiropody, physiotherapy, osteopathy, parent and toddler group, holiday play scheme and registered child minders.

## Further Education



A large number of respondents expressed interest in attending adult education classes, in order of preference: Information technology, Health & fitness, Arts & crafts, Horticulture, Cookery, Music (and dance), DIY and Languages. More than half those asked with young children said they would use pre-school facilities within the village, preferably 5 days a week. About half wanted half day sessions with the remainder wanting whole day sessions.

# summary of replies to the questionnaire

## Youth Provision

A number of respondents expressed concern about the lack of facilities for young people in the village. The provision of a Youth Club and other after school activities was well supported.



## Conclusions

Broadband is now available in the village. The extension and improvements to the school (including accommodation for the pre-school) are now well under way. In response to the many expressions of concern over the lack of provision of youth facilities in the village a committee has been set up to organise the formation of a youth club. The introduction of a 30mph speed limit throughout the village is scheduled in the ESCC Highways Department's programme of works to take place in 2006.

One of the inescapable conclusions to be drawn from the responses to the questionnaire is that the village is in need of a new community building to cater for the requirements of its inhabitants in the 21<sup>st</sup> Century. The existing Memorial Hall has done sterling service for 80 years or so but is showing its age not only in its deteriorating fabric but in the limited facilities that it can provide, not least car parking. When asked what such a new building might accommodate there was general agreement that it should have a large hall complete with generous storage facilities, a committee room, room(s) for private interviews and medical consultations, a computer room, dedicated space for a youth club and a kitchen. Such a hall would provide a modern, up to date venue where parishioners could enjoy some of those activities in which they have expressed an interest and which could become an attractive destination for the celebration of weddings and other social events.



# peasmarsh plan of action

**Housing**

**Work**



**Public transport**

**Road safety**



**Parking**

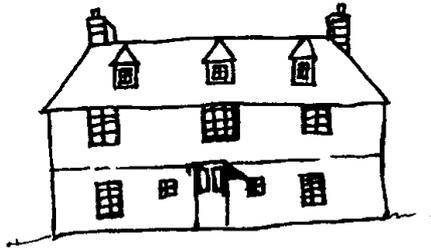
**Further education**

**Leisure activities**



**Youth provision**

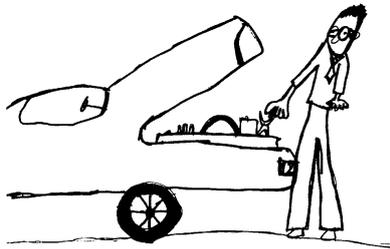
# peasmarsh plan of action



## Housing

Statement	Although the village is generally against further housing development there is recognition that a limited number of specific housing types is required to meet local needs, in particular smaller units and affordable/start-up housing. There is little development land available within the present designated village boundary. There is a desire that any future development should maintain the existing character of the village.
Proposal	Seek donors of small parcels of land which could be used for affordable homes for those groups identified in the questionnaire as being in need. Consider limited development to meet local needs outside the village boundary. Ensure the needs of local residents are considered in any future planning applications. Ensure any future development retains the character of the village.
Action	Peasmarsh Parish Council will: <ul style="list-style-type: none"><li>a. Submit the Peasmarsh Parish Action Plan to Rother District Council for inclusion in the Local development Framework.</li><li>b. Work with developers and the planning authorities to ensure new development proposals meet needs identified by local people</li><li>c. Proactively seek land in order to satisfy the limited housing needs as indicated in the answers to the questionnaire.</li><li>d. Explore opportunities for development to take place under the Community Land Trust on a profit making basis.</li><li>e. Work with Peasmarsh Village Society and other interested parties to ensure the character of the village is retained.</li></ul>

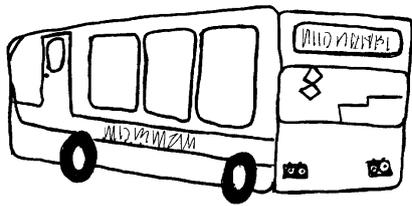
# peasmarsh plan of action



## Work

Statement	In accordance with the views expressed in the responses to the questionnaire concerning the desirability of creating more opportunities for local employment there was general agreement that any such initiatives should be small scale and well concealed.
Proposal	Continue the present trend towards the re-use of redundant agricultural buildings in preference to the creation of small industrial estates such as Tanhouse Yard and the council owned units next to the recreation ground.
Action	Peasmarsh Parish Council will: <ul style="list-style-type: none"><li>a. Submit the Peasmarsh Parish Action Plan to Rother District Council for inclusion in the Local Development Framework.</li><li>b. Work with developers and the planning authorities to ensure new development proposals meet needs identified by local people.</li><li>c. Monitor and assess private proposals as they come forward.</li></ul>

# peasmarsh plan of action



## Public Transport

Statement	The majority of local people do not rely on public transport. There is a need for improved services for those who do, particularly the young and the elderly and those who need access to the Conquest Hospital. There are ongoing threats and changes to public transport services.
Proposal	Ensure Peasmarsh maintains its present bus services. Obtain a more frequent bus service to and from the Conquest Hospital. Restore the Marsh Link to its original twin tracks thus allowing both express and stopping trains to use the line at the same time. Explore the transport needs of the elderly and young people.
Action	Peasmarsh Parish Council will: <ul style="list-style-type: none"><li>a. On publication submit the Parish Action Plan to East Sussex Transport Department, East Sussex Rural Transport Partnership and Rother Transport Action Group.</li><li>b. Lobby to retain local bus services and enhance the service to the Conquest Hospital.</li><li>c. Support the Marsh Link Action Group in its core objective of reinstating the double track between Appledore and Ore and lobby the relevant rail authority to this end.</li><li>d. Support through community initiatives enhanced services catering for the specific needs of the elderly and young.</li></ul>

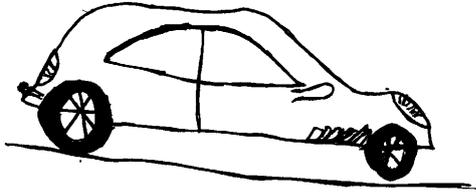
# peasmarsh plan of action



## Road Safety

Statement	Traffic speed and other road safety matters were of great concern to many residents, indicating a need for a variety of traffic calming measures and the extension of the pavement at the west end of the village. There were particular concerns about the number of cars parked on grass verges.
Proposal	Ensure 30mph speed limit is achieved. (Expected 2006). Instal SID (speed indicator display) to help reduce speeds. Propose locations for more crossing islands to calm traffic. Seek to extend pavement at west end of village.
Action	Peasmarsh Parish Council will: <ul style="list-style-type: none"><li>a. Lobby East Sussex County Council for further traffic calming measures in the village including more traffic islands.</li><li>b. Make the case to East Sussex County Council for an extension to the present pavement along Barnets Hill.</li><li>c. Work with Peasmarsh Primary School to identify safer and more environmentally friendly methods of transporting children to school.</li><li>d. Work with East Sussex Transport Department, East Sussex Rural Transport Partnership and Rother Transport Group to identify support for the above proposals.</li></ul>

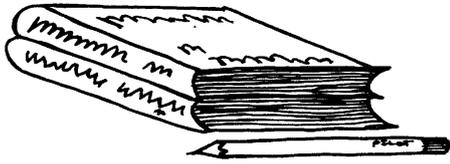
# peasmarsh plan of action



## Parking

Statement	The lack of parking spaces to accommodate the growing number of cars in the village has caused people to park on the grass verges resulting in serious erosion in wet weather. The facilities for public off-road parking are non-existent and it is hard to see where such facilities could be conveniently sited as people naturally wish to park as close to their houses as possible. The problem is at its most acute along the south side of Main Street between School Lane and Farleys Way. The parking of commercial vehicles also poses a problem particularly in School Lane which already suffers congestion from parents dropping and collecting their children.
Proposal	Investigate ways to find a solution to the problem of damage caused by parking on the grass verges.
Action	Peasmarsh Parish Council will: <ul style="list-style-type: none"><li>a Explore where it would be appropriate to protect verges with bollards and/or “No Parking” signs.</li><li>b Explore where it would be appropriate to sacrifice the grass verges and introduce crossovers and/or laybys.</li><li>c Consider particular issues caused by the parking of larger commercial vehicles.</li><li>d Work with Peasmarsh School to address parking issues related to the school.</li></ul>

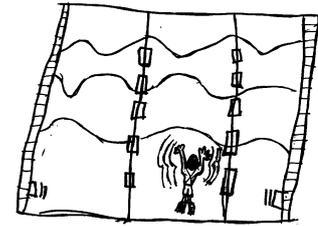
# peasmarsh plan of action



## Further Education

Statement	<p>A strong interest was shown in being able to attend local adult education classes in the following subjects:</p> <ul style="list-style-type: none"><li>Information technology</li><li>Health and fitness</li><li>Arts and crafts</li><li>Horticulture</li><li>Cookery</li><li>Music</li><li>DIY</li></ul>
Proposal	<p>Explore the possibility of holding adult education classes in the village for the most popular types of class.</p>
Action	<p>Peasmarsh Parish Council will:</p> <ul style="list-style-type: none"><li>a Share information from the Parish Action Plan with providers to show level of interest.</li><li>b Look at alternative providers who may be able to run classes including HCAT, Thomas Peacocke, WEA and private providers.</li><li>c Encourage uptake of opportunities with good publicity.</li></ul>

# peasmarsh plan of action



## Leisure activities and village facilities

Statement	<p>From the amount of interest shown in participating in various activities, both indoor and outdoor, and also having access locally to certain medical and child care facilities not at present available in the village, it was clear that the existing Memorial Hall would no longer be able to satisfy these needs and that a new village hall was a priority. When asked what they would like to see included in a new hall the respondents' answers, in order of popularity, were as follows:</p> <ul style="list-style-type: none"> <li>Kitchen</li> <li>Large hall</li> <li>Stage</li> <li>Green Room</li> <li>Dedicated medical facilities</li> <li>Storage</li> <li>Committee Room</li> <li>Computer Room with internet access</li> <li>Dedicated Youth Space</li> <li>Consultation room for private interviews</li> <li>Small hall</li> </ul>
Proposal	<p>Accommodate activities such as a youth club, a film club, an arts and crafts group, amateur dramatics, dance and yoga in a new village hall. Seek land suitable for a cricket pitch and tennis courts. Accommodate medical and child care facilities in a new village hall.</p>
Action	<p>Peasmarsh Parish Council will:</p> <ol style="list-style-type: none"> <li>a. Invite residents and representatives of various village community groups to form a committee to further the construction of a new village hall.</li> <li>b. Investigate funding for a new village hall.</li> </ol>

# peasmarsh plan of action



## Youth Provision

Statement	As a direct result of feedback from the questionnaire a committee has been set up to organise the formation of a youth club to serve the interests of young people in the village. A grant of £7,000 has been obtained from Action in Rural Sussex for start-up incorporating a salary for a qualified youth worker and funding for equipment.
Action	The committee is currently engaged in recruiting volunteers to assist the qualified youth worker, obtaining police clearance and ensuring that they receive proper youth training.



PEASMARSH PARISH PLAN



PEASMARSH PARISH COUNCIL



The Peasmarsh Village Society

Action in rural Sussex



Peasmarsh Flying Start Pre-School



# peasmarsh parish plan

## **Acknowledgements.**

The Peasmarsh Parish Plan Committee:

Grey Metcalf (Chair), Gina Sanderson (Secretary), Audrey Dent, Robin Thompson, Mary Hitchins, Jennifer Als and Ray Harrington-Lowe wish to thank all the following for their participation in the Peasmarsh Parish Plan project and their help in the production of this Action Plan.

The People of Peasmarsh

Peasmarsh Parish Council

Peasmarsh Women's Institute

The Peasmarsh Village Society

The Memorial Hall Committee

Peasmarsh Primary School

Peasmarsh Flying Start Pre-school

Peasmarsh British Legion

Jempsons Superstore

AFC Peasmarsh

Rother Voluntary Aid

Rother District Council

Action in Rural Sussex

Ordnance Survey

NOMAD

Maddy Tomkins and Benjamin Rowe (illustrations pp 8 - 19)

Design and Layout: Alison Crowhurst.

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