

PETHAM PARISH COUNCIL

MINUTES OF THE MEETING HELD ON 12TH JULY 2018

In attendance were Cllrs Mrs Spratt, Clark, Patrick, Warden, Mrs Obry, the Parish Clerk and one member of the public. Apologies for Absence: Cllrs Mrs Knox and Mrs Sewell

1. Declarations of Interest and Update to Disclosable Pecuniary Interests Register

There were no declarations of interest

2. To approve the Minutes of the last Meeting and Matters Arising

The minutes of the meeting held on 14th June 2018 were approved and signed by the Chairman as a true and correct record.

Item 4 Finance Payments: The Clerk explained that the payment to HMRC should have read £78.60 and not £74.60, as a result this month's payment to HMRC has been adjusted upward by the shortfall to £82.40.

Item 8 Recreation Ground: Following reports from Serco that the hinge on the gate to the play area is broken thereby stopping closure of the gate, the Chairman has investigated and found this to be so. A member to arrange for a repair or a new hinge to be placed on the gate.

3. Financial Matters

(i) Members approved the following payments:

Scottish & Southern Electric	£	55.64	St Light Energy – June DD
HMRC	£	82.40	PAYE – Includes £4 from last month
Parish Clerk	£	37.21	Stationery & Expenses

(ii) Cricket Ground Bank Account, Insurance and Licence

The clerk explained that due to having a member's name included on the agreement places him in a compromising position regarding a personal interest, therefore a new licence has been drawn up omitting the member's name, this was signed by the Chairman and the Clerk. It was proposed and seconded that the funding obtained for the cricket ground be deposited and remain for the time being in the Parish Council's bank account but that it be shown and reported on each month separately – similar to that of the streetlights and open spaces. On being put the motion was carried. Cllr Clark handed to the Clerk, the invoices & receipts of moneys already paid. He further explained that the repairs and improvements to the pavilion were nearly complete with double glazed windows and two separate toilets.

The Clerk outlined again the issue of insurance and that only events arranged by the Parish Council would be covered by our policy. As the Fun Day for the village is due to take place, it was proposed and seconded that this will be a Parish Council event and that we authorise Cllrs Clark and Warden to arrange the events for the day.

(vii) The Payment Sheet and Draft Level of Reserves as at 1st July 2018 were approved as follows:

DRAFT LEVEL OF RESERVES 1st JULY 2018	
Balance B/Fwd 01.04.18	23655.30
Income Received to Date	
Precept & Council Tax Support Grant	13034.72
Concurrent Functions Funding	3005.85
Street Lighting Grant	1350.00
Transparency Fund Grant	1417.00
Bus Res Account Interest	3.28
Village Assets Account Interest	1.26
Total	18812.11
	42467.41
Less expenditure to date	3363.54
Balance	39103.87
NatWest Current Account sheet 349	50.00
NatWest Reserve Account sheet 212	29090.55
NatWest Village Assets Replacement Fund sheet 134	9963.32
Total at 1st July 2018	39103.87

(iii) GDPR Update

The Chairman provided a spread sheet to be completed as to how and where our data is kept. Liaison with our website manager regarding emails etc will need to be arranged and the Clerk hopes to bring further information to the next meeting in order to finalise the issue.

(vi) Defibrillator Training

The Clerk is having difficulty arranging for someone to train members of the public in the use of the equipment and although explicit instructions came with the defibrillator we do not have access to a dummy model on which to practice. A member to make enquiries as to a trainer for the equipment.

4. Planning Matters

(i) 18/01253 2, Red Tile Cottage, Garlinge Green Road, Petham

Proposed two-storey front and side extension following demolition of garage and porch.

No objection

During the next item the meeting was suspended to allow a member of the public to speak

(ii) 18/01201 Court Lodge Farm, Church Lane, Petham.

Proposed 5 no detached two-storey dwellings following demolition of agricultural buildings.

The history of all previous proposals for this site was outlined and whilst the Parish Council supported the last application members were adamant that it was on certain conditions particularly referring to concerns should the site be sold on.

The current proposal has now increased the number of dwellings from four to five, which has been achieved by moving the front house forward towards the road and moving the two dwellings at the rear of the site back beyond the school boundary line by six metres. This refers to the actual buildings being six metres beyond the school boundary line, their gardens will be in addition to this. Moving one dwelling forward closer to the road was one of the reasons for rejection of a previous application. Particular attention was given previously to the materials and design of the dwellings so they would be in keeping with their surroundings in a conservation area. The traditional design of the dwellings has now changed to a more modern appearance.

Following a lengthy discussion it was agreed that we do not support the application on the grounds of an increase in the number of dwellings, losing the courtyard appearance, changing the traditional design of the dwellings, building way beyond the rear school boundary line which would be visually intrusive and detrimental to the views of an AONB from both Chequers Hill and from the valley in the opposite direction.

It was also agreed that we voice out concerns at the possibility of further development should the land behind this site be acquired by a developer.

(iii) 18/01330 Offices at Homestead Farm, Stone Street, Petham

Proposed extension to existing office building. No objection

(iv) Alleged Breach of Planning.

Having been brought to our attention that a newly build storage building in Woods is being advertised as an AIRBNB, a member of the Parish Council has written to the Senior Planning Enforcement Officer who has agreed to look into the matter. However, our member had to chase this up twice and has finally received a further response from the Enforcement Officer now dealing with the matter. In his email he states that the matter is being investigated however planning is a slow process and quick resolutions to matters such as these are rare. He goes on to say – it has been established that a breach of planning control has occurred but in the first instance the Council must demonstrate that it has acted reasonably by attempting to negotiate a resolution to the matter – should that fail consideration will then be given to formal enforcement actions.

As this appears to be a blatant breach of planning and that we and the Planning Authority have been in communication over this development since the outset, it was agreed that the Parish Council write formally and strongly to Enforcement with a copy to our Ward Member.

5. Planning Decisions of CCC

CA//18/00955/LB Sappington Court, Garlinge Green Road, Garlinge Green, Petham

Application for listed building consent for replacement of existing metal and timber windows with timber windows. Granted by CCC

6. Boundary Changes

Members noted three individual Letter from CCC advising that the following properties fall in the Parish of Petham and not Waltham as currently listed.

Gadwell Lodge, Duckpit Road, Petham CT4 4QE

Squirrel Cottage, Buckholt Park, Waltham Road, Petham CT4 5QE

Buckholt Park, Waltham Road, Petham CT4 5RY

7. Standing Orders – *To consider 2018 revised standing orders*

The Clerk having adjusted the bracket sections of the new set of Standing Orders to meet the requirement of Petham Parish Council, members were asked to read through and bring any queries/alterations to the next meeting in order that we may adopt the new Standing Orders.

8. Highways

Residents state that as they seem to have exhausted all legitimate avenues to obtain a vehicle speed reduction on Stone Street they have asked Cllr Patrick where they go next. Members found it difficult to know as the clerk advised that the Parish Council has been fighting this for the 17 years she has been clerk adding that we have no more power than the residents on highway issues. Suggestions made were that every household place a slow down banner in their front gardens. To write to the police and keep writing to Highways Ward Members/elected representatives The Clerk to contact LH speedwatch co-ordinator for any suggestions and the name of the police officer in charge of East Kent speedwatch.

Cllr Patrick was thanked for reporting the blocked drains in Church Lane, although logged, KCC advise that this is not high priority.

During discussion it was agreed that we write to Brian and Lyn Dennis who have retired as landlord and landlady of the Chequers Public House, thanking them for their hospitality over the years and allowing residents to hold their meetings on the premises. We wish them both a long and very happy retirement.

9. To consider roll of Councillors.

Both Cllrs Mrs Obry and Clarke have agreed to join Cllr Mrs Knox in dealing with planning matters.

10. Correspondence, publications and other matters of importance

Cllr Clark has registered the Parish Council with Bruno Peake that on 11th November 2018, marking a century since the end of World War One – that the village will be lighting the beacon, arranging a peal of bells (both morning and evening if possible) and a firework display. On the latter the Parish Council was asked if it would consider a contribution towards the fireworks. It was agreed in principle but the amount to be confirmed at the next meeting.

Circulated to members

Clerks & Councils Direct

11. Due to the Summer break, it was confirmed the date of the next Parish Council meeting as 13th September 2018.y

However, should an emergency arise that would require an urgent decision an extraordinary meeting be called.

Signed.....Date.....