

**MINUTES OF A FULL MEETING OF BRENCHLEY PARISH COUNCIL
ON MONDAY 6th JULY 2009 IN MATFIELD VILLAGE HALL**

Present

Chairman M Mackenzie presided, Vice Chairman J Barsley, B Stanley, R Carter, I McEwen, R Dafter, Mrs C Cornford and Clerk M Powell. Two members of the public attended.

Apologies for absence

Cllr P Randall for personal commitments

Declaration of Interests

Members were reminded that if a member has a *prejudicial* interest in an agenda item, this should be declared at the start of the meeting.

Personal interests may be declared at this point or, alternatively, can be declared at the time a specific item is being discussed if that member wishes to speak on the item in which s/he has a personal interest. In case of doubt about such an interest Councillors are advised to contact the Monitoring Officer before the meeting or declare the interest anyway.

Confirm Minutes of the full meeting on 1st June and Finance meeting 6th April

The minutes were duly confirmed and signed by the Chairman

Public Question Time

Residents confirmed they were present to ask about proposals for a possible replacement of the Post Office and shop. It was agreed to move this item forward from Other Matters. Cllr Cornford reported on efforts so far. It was impractical to locate any building in the car park of Matfield Hall. The trustees felt that the loss of parking would be unacceptable and doubts were raised as to the effect on the hall's charitable status. There was a possibility of siteing a "portacabin" alongside the car park in front of the public conveniences. It would need to be a joint venture and another postmaster from an adjoining village was interested in the proposal. It would have its own committee and be run by volunteers. The PC would not run it, merely assist in its set-up. Finance will be required and this may include the issue of shares or bonds. A meeting at the hall has been arranged for the 9th September to present plans.

Once the portacabin was agreed the Clerk was asked to enquire if the recycling bins for cardboard and cans could be removed. The PC also agreed to in principle to support publicity for the enterprise. A £300 budget was suggested and the Cllrs agreed to consider this for agreement at the next full meeting.

Planning Applications.

09/00600/FUL/ARJ

Amsco House Old Hay Brenchley

Use of site as recycling centre for treatment, storage, transfer, processing or disposal of waste.

Recommendation- Refusal

Recommend refusal because of inadequate information regarding expected vehicle movements and a noise survey. Noise ratings are vague and distance from source not stated. The local main roads are small and difficult and Pearsons Green Road is already in a very poor state of repair

09/00516/FUL/CP3

Little Dunks Farm Cuckoo Lane Brenchley

Change of use and alteration of redundant milk parlour to form single dwelling

Recommendation- Approval

09/01621/FUL/ARJ

Ashes Plantation Maidstone Road Matfield

Two-storey rear extension and replacement outbuilding

Recommendation- Approval

09/01623/FUL/ARJ Ashes Plantation Maidstone Road Matfield
 New-detached chalet bungalow
Recommendation- Refusal
 Recommend refusal because of over intensification of the site. The parking is very tight and the overall effect will be to create a suburban scene in a rural environment

09/01752/FUL/TA1 Holmestead farm Palmers Green Lane Brenchley
 Retrospective Change of use of buildings and yard to servicing repair maintenance and general storage for civil engineering contractor.
Recommendation- Approval
 As long as the vehicle sizes are small and appropriate to the size of the lane.

09/01719/FUL/SEP 18 Chestnut Lane Matfield
 Single storey rear extension and replacement detached garage
Recommendation- Approval
 No objections in principle but we have reservations about the flat roof

09/01707/FUL/SJM Holly Cottage Tibbs Court Lane Brenchley
 First Floor front extension
Recommendation- Approval

09/01703/FUL/CP3 Unit 9&10 Pine Cottage Maidstone Road Matfield
 Change of use to repair and maintenance and storage of lawn mowers and garden machinery and ancillary sales
Recommendation- Approval

09/01854/FUL/CLC Swingle Swangle Farm House Goshen Farm Matfield
 Construction of domestic driveway and change of use of land from agricultural to residential curtilage
Recommendation- Approval

Decisions taken by TWBC

09/00999/FUL/SEP Little Portebello Windmill Hill Brenchley
 New Driveway and alterations
Recommendation-Approval Decision-Approval

09/01062/FUL/TA1 Oast House Little Dunks Farm Cuckoo Lane Brenchley
 Erection of ancillary building to replace derelict barn
Recommendation-Refusal Decision-Approval

09/01221/FUL/CW1 Beechwood, Foxhole Lane Matfield
 Construction of new double garage to replace existing.
Recommendation-Approval Decision-Approval

09/01228/FUL/CW1 Beechwood, Foxhole Lane Matfield
 Change of use from agricultural to residential
Recommendation-Approval Decision-Approval

09/01289/TPO/DMD Little Oak Windmill Hill Brenchley
 Fell 1 holly and 1 sycamore tree
Recommendation-Approval Decision-Approval

09/01286/TPO/DMD Little Oak Windmill Hill Brenchley
 Reduce hollies to 2m to form hedge. Raise Ash trees canopy over road to 5m Raise Cedar canopy to 6m
Recommendation-Neutral Decision-Approval

09/01289/FUL/CWC Ragstones Cryals Road Brenchley
 Single storey side extension, new carport with changes to driveway and parking. New windows and façade cladding
Recommendation-Neutral Decision-Approval

09/01352/FUL/SJM 8 Pixot Hill Brenchley
 Drop kerb to front of property
Recommendation-Approval Decision-Approval

09/01382/FUL/CLC Little Swingle Goshen Farm Brenchley Road Matfield
 Erection of stables
Recommendation-Approval Decision-Approval

09/01471/FUL/SJM1 Old Parsonage Cottages Brenchley Road Brenchley
 First floor front extension
Recommendation-Approval Decision-Approval

Decisions taken by Clerk out of meeting

St Luke's Church

St Luke's has asked permission to hold its annual fete and Dog Companion show on 11th July. The Clerk has thought this acceptable and left a message of agreement subject to the normal criteria.

Likewise the following day the Love Matfield Society wants to run a tabletop sale and due to the restrictions on time the Clerk has agreed to this.

Brenchley Memorial Accident

Following a car accident at Brenchley Memorial the Clerk has sent an estimate for the reinstatement of the bench and surrounding shrubbery to the driver.

Other Meetings Attended

Report of the Finance Sub Committee

The Finance sub committee had reviewed the accounts year to date. The income from Allotments was queried which was a typographical error and promptly resolved. All expenses were in line with expectations with the exception of the Chairman's allowance. This was explained as a gratuity to two residents, one of whom assisted in performing an internal audit of the Councils 2008/9 expenses and another who had spent considerable time in maintaining the Jack Verral Garden.

Brenchley School

The Chairman had attended a meeting at Brenchley School. Results were looking better with SATS results much improved in line with predictions. A new Chairman of the Governors is in place who works for the Dept of Education.

Matters Arising

Matfield Green

A communication/ certificate has been received from the Land Registry regarding our enquiry regarding ownership and rights of way around the pavilion. It provides details of freehold registration numbers, which could at a cost be researched further. The PC considered the information it had to date and agreed that it felt that parking at the rear of the pavilion should not present a problem or infringement of other residents' property.

Ward Walks

The walks around Brenchley and Matfield have been completed. Feedback so far has been very positive and results from TWBC are expected shortly.

Correspondence

SLCC

An invitation for the Clerk to join SLCC had been received. Under LGA 1972,s111 the PC agreed this was worthwhile and agreed to the invitation.

KALC

An invitation to purchase the 8th edition of Local Council Administration has been received at £59.00. It was agreed this was a necessity to purchase.

KCC

A questionnaire regarding your views on getting involved in Development Planning
Copies of "Explore Kent" were distributed.

Brenchley and Matfield Local History Society

A letter asking to be brought to the attention of the PC is that the timber of the notice board in Brenchley is very hard and presents difficulties in pushing in drawing pins etc. The PC agreed to consider this but at present did not envisage spending further amounts to improve this facility.

Matfield Village Hall Committee

A letter had been received from the above advising of several issues regarding opening a Post Office in the Village Hall. This had previously been taken into consideration.

Shepherd Neame

Shepherd Neame advised in March that following the destruction of the sign outside the pub that it planned to install temporary festoon lighting. We advised by email that this was acceptable until the reinstatement of the sign, which has now been completed. They now wish to leave the lights in situ stating that this is in common with the Star PH, that the pub has been struggling and that the lights enhance the visibility of the premises. They also state that the lights are subtle and unobtrusive. They ask the question as to how they are breaching the Town and Country Planning Act 1990 and local Supporting Guidance documentation. After discussion the Clerk was asked to write and confirm that although the PC was unable to advise on planning issues, they had no objection to the lights as they now stood.

KHWP

A copy of their Management Plan 2004 as reviewed 2008 and readopted 2009 was distributed.

SE England Regional Assembly (Dissolved)

A copy of the Partial Review of the Regional Spatial Strategy for the Southeast in relationship to the provision for Gypsies, Travellers and travelling Show people was distributed.

Resident

A complaint of dog fouling on the footpath alongside the butchers in Matfield and the request that the PC adopts a policy in relation to this problem. It was discussed and agreed that the Clerk should research and purchase some small signs to put around the pond in Matfield.

Accounts for Payment

M Powell	Salary and expenses	£1227.23
Post Office Ltd	Tax & NI	£306.64
KCC	Collection of Breathing Spaces Grant	£4985.00
KCC	First ½ yearly mowing invoice	£2410.84
TWBC	Lease for Cinderhill Wood	£10.00
B Stanley	Refund of expenses for the APM	£68.30
South East Water	Water for Matfield Pond	£12.60
South East Water	Water for allotments	£20.78
EDF	Electricity	£65.32
P Woodward	Electricity for Christmas lights	£50.00

Other Matters as maybe previously notified**Resignation of Cllr Treble**

The resignation of Cllr Treble was regretted but a written confirmation was passed to the Clerk. He advised that a public advertisement for the vacancy would be posted and if an election was not called co-option could take place from any volunteers, currently two in number.

Broad Oak

The Clerk was asked to notify the appropriate authority that the Sequoias at the bottom of Broad Oak were overgrown and that the "no through road" sign was damaged.

Allotments.

Cllr McEwen reported that on the ward walks he had been in discussion with an allotment holder who had raised the question of being allowed greenhouses and asked for the provision of a mirror to aid exiting the site. The Clerk advised that the request for greenhouses had been raised several times in the last few years and the PC had always decided against it on the grounds that it was hard to compel tenants to purchase and maintain quality greenhouses. If experience of other allotments was indicative, the trend was for home built erections of second hand timber and polythene sheeting which tended to have a detrimental appearance. The Clerk also advised he had made no promises to provide a mirror and had left it to the allotment holders to fund and sight one themselves in line with regulations.

Viewing Point

Cllr Barsley advised that the litterbin at the viewing point had been the subject of graffiti and asked the Clerk to advise the appropriate authority.

Date of next meeting

The next meeting will be a planning meeting on Tuesday 21st July in Matfield Village Hall at 7.30 pm.