

MINUTES OF A FULL MEETING OF BRENCHLEY PARISH COUNCIL ON MONDAY 7th SEPTEMBER 2009 IN MATFIELD VILLAGE HALL

Present

Chairman M Mackenzie presided, Vice Chairman J Barsley, R Carter, I McEwen, P Randall, R Dafter, B Stanley, Mrs C Cornford and Clerk M Powell.

The Council also welcomed Mr Christopher Woodley having been recently co-opted as a new Councillor. The Clerk confirmed he had received Mr Woodley's "Acceptance of Office" and declarations of interest, which had been forwarded to the Monitoring officer at TWBC.

Apologies for absence

Borough Cllr Mrs M Callow for family 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 3rd August

The minutes were duly confirmed as accurate and signed by the Chairman

Public Question Time

None

Planning Applications.

09/02336/FUL/GM2

Childs Cottage Crook Road Brenchley

Extension to kitchen and alterations to roof to provide additional accommodation (amendment to 09/00794)

Recommendation-Refusal

Disproportionately large extension and little of significance changed from last application.

09/02374/FUL/TA1

Oasthouse, Little Dunks Farm Cuckoo Lane

Brenchley

Construct a 20m x 40m riding arena comprising of a network of land drains, a stone base, silica sand and rubber surface surrounded by a post and three railed fence with a five bar gate entrance

Recommendation-Approval

Subject to private use only and no external lighting

09/02497/FUL/SEP

Chestnut Cottage Foxhole Lane Matfield

Construction of a lean-to open sided porch over main entrance door

Cllr R Dafter declared an interest as the applicant was a near neighbour and although he remained in the room took no part in the discussion.

Recommendation-Approval

09/02398/FUL/SJM

Chaddesden and 1 Pixot Hill Brenchley

Change of use of land to the rear of Chaddesden and 1 Pixot Hill from D2 (assembly and leisure) to C3 (Garden associated with a dwelling house)

The Council wished it recorded that one of the applicants was known to it as a previous Councillor.

Recommendation-Approval

Subject to the Landscape Officer's approval

09/02486/FUL/TA1

2 Mays Cottage Crook Road Brenchley

2-storey side extension with single storey rear and side extension and dormer to main roof and demolition of outbuildings and erection of garage. (amendments to south east north and west elevations-change the render to featheredge boarding (08/02968 refers))

Recommendation-Approval

Decisions taken by TWBC**09/01264/FUL/CT2**

Land adjacent Birch Close, Chestnut Lane Matfield

Removal of existing woodland and construct affordable housing 2No3 bed houses, 2No 2 bed houses, and 2No 1-bed maisonettes with new access road and parking area

Recommendation-Approval Decision-Approval

09/01975/FUL/CT2

Cherry Trees The Green Matfield

Erection of 3 buildings comprising one pair 2 bedroom semi-detached houses, one 3 bedroom detached house and garage, associated parking, extension of existing access and associated works

Recommendation-Refusal Decision-Refusal

The Council expressed its satisfaction at the decision of the committee but disappointed that the information relied upon by the planning officer did not contain all the information provided in the Committee meeting. The Clerk was asked to communicate this disappointment to our Borough Councillors with a view to bringing this before the Overview and Scrutiny Committee.

09/01621/FUL/ARJ

Ashes Plantation Maidstone Road Matfield

Two-storey rear extension and replacement outbuilding

Recommendation-Approval Decision-Approval

09/01990/FUL/TA1

The Willows, Foxhole Lane Matfield

Single storey rear and side extensions and reconfiguration of roofline.

Recommendation-Approval Decision-Refusal

09/02088/FUL/CLC

Becketts Grove Farm Sophurst Wood Lane Matfield

Conversion of existing store with alterations to form new gym. New pitched roof and connection into adjacent building

Recommendation-Approval Decision-Approval

01623/FUL/ARJ

Ashes Plantation Maidstone Road Matfield

New detached chalet bungalow

Recommendation-Refusal Decision-Approval

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 Decision-Refusal

09/01650/FUL/TA1 The Oaks Farm, Hatmill Lane Brenchley
New 3-bedroom bungalow as approved 07/04497 but to include new garage, garden store, recycling area and enclosed link
Recommendation-Approval Decision-Approval

09/01719/FUL/SEP1 8 Chestnut Lane Matfield
Single storey rear extension and replacement detached garage
Recommendation-Approval Decision-Approval

09/01663/FUL/GM2 Applegarth, Maidstone Road Matfield
Alterations to internal layout of existing games room, relocation of utility room into rear of internal garage, forming a shower room and alterations to side door
Recommendation-Approval Decision-Approval

09/02046/FUL/CLC The View, Windmill Hill Brenchley
Replacement rear kitchen window
Recommendation-Approval Decision-Approval

09/02011/FUL/CP3 Heath Cottage Brenchley Road Brenchley
Single storey rear extension
Recommendation-Neutral Decision-Approval

09/01932/FUL/CLC Little Dunks Farm Cuckoo Lane Brenchley
Change of use from agricultural to equestrian use; retrospective circular riding arena
Recommendation-Approval Decision-Approval

09/01611/FUL/CLC3 Old Inn High St Brenchley
Replacement of existing exterior staircase to rear with new staircase and small area of decking
Recommendation-Approval Decision-Approval

09/02232/FUL/GM2 3 Willow Cottages Crook Road Brenchley
Change of flat roof to tiled pitch
Recommendation-Approval Decision-Approval

08/01859/FUL/SEP Glenbrook Foxhole Lane Brenchley
Retrospective Detached garden room
Recommendation-Refusal Decision-Refusal
Advice has been received that TWBC has issued an enforcement notice requiring the structure to be removed.

Decisions taken by Clerk out of meeting

Matfield Green

The clerk has asked C.A Forward and Son to attend to the broken chains and posts around Matfield Green.

St Luke's bus shelter.

Following a car accident that has damaged the bus shelter by St Luke's Church the Clerk has spoken to the owners of the car and they are expecting an estimate from us. This has been requested from Cornfords Builders. Highways have again been chased regarding the replacement of the chevron signs. They apologise for the delay but advise that the job was passed to their contractors on 22nd August and they will chase the matter.

Matters Arising**Bench on Brenchley War Memorial ground**

The bench has arrived and has been installed. Some remedial gardening work has been done but was thought prudent to await the autumn before proceeding with further clearance.

Dog Fouling

Following the resolution to not install further signage around Matfield the Clerk was asked to contact the Dog Warden to ask for further patrols. A reply has been received from TWBC to advise that due to pressure of work the amount of patrols he makes are limited but when he does he is always on the lookout for offenders. The PC was unhappy with the standard of service in this area as the problems have been ongoing for some time. The Clerk was asked to write to TWBC again to express this and ask for further assistance.

Mandate

The Clerk reported that he is still trying to obtain the necessary paperwork from Nat West but despite three visits and various promises they are still no nearer to being able to supply them. He agreed to pursue this.

Correspondence**Dropped Kerbs**

The Clerk has received a telephone call from a Mr M Sammut of KCC Highways to confirm that his understanding of the requirement for 5 dropped kerbs in Chestnut Lane is correct. They have consumed their budget this year for such projects but Mr Alex King has agreed to supply funding for this from his Membership Fund. As such the works should happen fairly soon.

Horticultural Society

The horticultural society have asked permission to use Matfield green for its annual Plant Sale on Sunday 9th May 2010 and to erect a marquee on 17th July 2010 for their summer flower show as part of the Matfield Fete. The PC agreed to this.

TWBC

A reply has been received from a Principal Planning Officer in response to our enquiry on the reasoning behind the refusal to grant permission for a development at some units behind Pine Cottage, Matfield, when in the past some industrial use has been permitted. A copy of the delegated report is attached and it is evident that although there is no objection per se to industrial use the issue revolves around highways issues. There is another unit in the complex that is currently the subject of an enforcement enquiry.

Sustainable Communities Act

Correspondence has been received asking for support for the above act. It requests letters of support to be sent to our MP asking him to sign an early day motion. This was discussed and it was agreed to ask the Clerk to respond positively to our MP, as it would help in our having a better influence of the future of our Parish.

BT/TWBC

An invitation to adopt telephone boxes for £1 each without telephony. The PC has two, one outside the Castle Inn and one in Porters Wood. They are considered uneconomic to retain the use of them as telephone boxes but they feel some PCs may wish to adopt the structure for their retention for some other potential use such as notice boards etc. It was agreed by the PC that they would not adopt these, as the potential maintenance was an unnecessary expense.

Accounts for Payment

BT	Telephone	£169.44
M Powell	Salary and expenses	£1211.50
Post Office Ltd	Tax & NI	£320.01
Glasdon	Bench-Brenchley	£1004.13
M Noakes	Installation of bench	£52.50
Audit Commission	Audit	£460.00
C Taylor	Set up of backup system	£30.00
KALC	Honorarium	£30.00
TMS	Questionnaires and posters	£402.50

Other Matters as maybe previously notified**Post Office/ Community Shop**

Cllr Cornford reported that the questionnaires recently sent out had been a great success with over a third being returned, with an overwhelming majority in favour of a shop. There have been many offers of help from volunteers. Cllr Mrs Cornford also presented preliminary drawings of the proposal on the side of the Star. She said she was working with TWBC and Shaun Carter of ARCK who would be attending the meeting on Wednesday. Enterprise Inns who own the Star have raised no objections. There had also been an offer of help from the proprietors of a shop in Lamberhurst and it was agreed they should be invited to the meeting.

Matfield Pond

An offer has been received by an owner of a local lake to thin the lilies on Matfield pond. Concerns were raised that pulling out the lilies may damage the clay pudding lining of the pond and it may be better to cut them. Cllr Dafter agreed to contact Kent Wildlife Trust to seek advice.

Waste Bin

A request has been received by residents to ask the PC if they would ask TWBC to provide a litterbin in the car park at the top of Bramble Reed Lane. The PC agreed this would be a good location for such a bin.

Insurance

The Council's insurance was last reviewed in June. Concerns have been raised that we may be underinsured with regard to the War Memorials. Cllrs R Carter and C Woodley agreed to research the matter and to get alternative quotes reporting their findings next March.

TWBC

The Chairman had visited a music festival on the Pantiles over the Bank Holiday which was a resounding success and brought considerable business to the local shops. Cllr Stanley agreed to research the matter to find out the organisers with a view to the PC writing a letter of congratulations.

Grit Bins

Concern was raised that the grit bins located around the Parish had not been filled last year and a repeat of the difficulties encountered was to be avoided. The Clerk was asked to see if a list of locations was available and the process of getting them filled.

Date of next meeting

The next meeting will be a planning meeting on Tuesday 22nd September in Matfield Village Hall at 7.30 pm.