

MINUTES OF A FULL MEETING OF BRENCHLEY PARISH COUNCIL ON WEDNESDAY 2nd JULY 2012 IN MATFIELD VILLAGE HALL

Present

Cllr M Mackenzie chaired the meeting, Vice Chairman P Randall, Cllrs T De Guingand, C Woodley, I McEwen, B Stanley, Mrs G Warner, Mrs N Marriot, Clerk M Powell. Eleven members of the public.

No Item

1 To accept apologies for absence

Cllr R Berry for pre arranged holiday

RESOLVED: - to accept this apology.

2 To approve Minutes of the last meeting

Approve minutes of the full meeting of 6th June

RESOLVED: - to accept these minutes as accurate. They were duly signed as such by the Chairman.

3 To record declaration of Interests on any item on the Agenda

Members were reminded that if any Councillor had 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.

No interests were declared.

4 To adjourn to allow public participation- questions and comments

Members of the public spoke on item 5.1 both in favour and in opposition. Principal reasons in favour cited by the applicant were the economic benefits to his business, his employees and the surrounding farmers who might use the facility. He agreed that traffic would increase up to approximately 1000 vehicle movements a month within 3 years. He also agreed that many of his employees lived in mobile homes on site and although an application to retain homes these had been refused he had been advised to reapply once he had permission to develop the site. Reasons in opposition were principally the significant increase in HGV movements, the vehicles being unsuitable for the narrow lanes they had to use to access the site. These lanes were used by cars, pedestrians, cyclists and horse riders and the HGV's would become a danger to all. Many of these HGV's were from overseas and left hand drive so their visibility of the opposite carriage way was restricted. One resident complained he had a smallholding in Churn Lane and frequently HGVs parked on the entrance, breaking up the surface which he had continually to repair.

The Chairman thanked the contributors and that the PC would note their comments.

5 To consider the following planning applications.

5.1 12/01342/FUL/CP3 August Pitts Farm, Churn Lane, Horsmonden

Extension to fruit packing facilities to include packing area, cold stores, offices and staff facilities plus new access and landscaping

The PC discussed the application at length and **AGREED** that due to a lack of a report from KCC Highways dept that an informed decision was impossible and that a recommendation should be made after the public forum on the issue which was on 12th July at the Town Hall.

5.2 12/01707/LBC/CP3 1 The White House High St Brenchley

Single storey extension with catslide roof over incorporating a single bedroom and new conservation roof lights

RESOLVED:-To recommend -Approval

5.3 12/01637/FUL/SE2 Land adjacent Tibbs Court Oast, Cryals Road Brenchley

Demolition of dwelling and replacement with log cabin style pre-fabricated dwelling. Installation of domestic sewage treatment plant

RESOLVED:-To recommend -Approval

It was recommended to mention in its response that the PC was unhappy with a slate effect roof and felt a tiled roof would be more appropriate

5.4 12/01647/FUL/SE2 Matfield Cricket Pavilion

Demolition of sports pavilion and replace with new sports pavilion

*It was **noted** that no objections had been received following the public consultation either by post or the web site*

RESOLVED:-To recommend -Approval

6 To receive items for information

6.1 Decisions taken by Planning Sub-Committee

6.11 12/01495/FUL/CLC Poulhurst Lodge, Furnace Lane Brenchley
Detached double garage
Recommendation-Approval

6.12 12/01438/House/GM2 Matfield Grange Cottage Sophurst Lane Matfield
Single and two storey rear extension and link to garage
Recommendation-Approval

6.13 12/00796/FUL/SE2 Cowden Horsmonden Road Brenchley
Amendment to 00/00913 to include enlarged garden to incorporate retained wall and drainage, retained farm track to farmhouse, services/bins/Klargester emptying. Pillars to be lowered and changed to wooden farm style gates, and removal of condition 2 to allow property to be converted and cold store to be occupied as separate residential unit
Recommendation-Refusal

6.14 12/01329/House/CLC Friars Oast Maidstone Road Matfield
Window to rear elevation, metal flue for wood-burning stove, overhauling works to roof and replacement garden building
Recommendation-Approval

6.2 Decisions taken by TWBC

6.21 12/00719/House/EA1 Matfield Grange Cottage Sophurst Lane Matfield
Two storey pitched roof side extension with new dormer to south east elevation
Recommendation-Approval Decision-Approval

6.22 12/01017/LBC/CLC Church House High St Brenchley
Extension to larder area, new windows, doors with lantern light to breakfast area, enlargement of opening to kitchen
Recommendation-Neutral Decision-Approval

6.23 12/00945/House/SE2 Crittenden Kiln Crittenden Road Matfield
First floor extension above existing ground floor extension and an adjoining two storey extension
Recommendation-Approval Decision-Refusal

6.24 12/00888/House/CLC Shenley Maidstone Road Matfield
Minor material amendment to condition 2 to change style of front porch to traditional, using one continuous roof from garage to porch, to application 11/02894 for revised porch relocation of garage and two storey rear extension
Recommendation-Approval Decision-Approval

6.3 Matfield Fire Station

The Clerk advised that KF&RS has been contacted and their receipt of valuations has been delayed. They now have two for each site and their board will meet w/c 2nd July to consider. They will then write and the PC will have 6 weeks to make a decision whether to purchase or not. Cllr Mrs Marriott has been in touch with TWBC Legal Dept regarding a possible covenant on the premises but thought it unlikely that due to the age of the covenant and lack of possible beneficiaries, it was unlikely to be enforceable. However, any proposal for a replacement structure other than a fire station would require planning permission.

6.4 South East Water

An invoice covering the last 6 months water supply for Matfield Pond has been received for £816.44. The Clerk has disputed this as the usual amount is considerably less. SE Water were looking into the matter but had advised the last two readings were estimated. The Clerk was asked to visit and read the meter for the PC's information.

AGREED:- that all the above items included in items No 6. would be noted.

7 Meetings Attended

7.1 School Car Park

Cllrs B Stanley and Mrs G Warner together with the Clerk met to observe the parking difficulties outside the school during the morning drop-off period from approximately 8.30am to 9.30pm. It was generally agreed that the present situation was resulting in chaos and exacerbated by the pre-school moving into the same site as the main school. Cllrs Stanley and Mrs Warner proposed they should have an informal conversation with the Head Mistress on possible solutions. This was **AGREED**.

8 To receive and consider the following Correspondence

8.1 TWBC

A copy of the Kent Code of Conduct had been circulated. Following consideration of this code and that produced by NALC.

RESOLVED:- that the Kent Code was preferable and would be adopted once a final version had been distributed assuming no major changes.

NOTED:- - Once a code other than that being used at present was adopted Cllrs would be required to notify their interests within 28 days.

8.2 KCC

An invitation to comment on the KCC Lane Rental Scheme had been received.

AGREED:- There was little the PC's input would achieve and a response was not necessary.

8.3 Royal Mail

The letter box at Five Wents had been stolen. The Clerk has been in touch with Royal Mail who advise they do intend to replace it but possibly in a slightly different location. They expect the replacement to take 6-8 weeks.

AGREED:- To ask the Clerk to communicate their desire to be consulted on any proposed location other than the old one.

9 To be advised of urgent Business as may be previously notified.

None received.

10 Accounts

10.1 Accounts for payment

10.12	M Powell	Salary and expenses	£1283.85
10.12	Post Office	Tax and NI	£383.05
10.13	E.On	Electricity	£24.62
10.14	KALC	Annual subscription	£1004.23
10.15	KALC	Training (localism conference & CiLCA)	£288.00
10.16	TMS	printing	£33.12

10.2 Monies Received

10.21	Allotment Holders	Rent	£497.06
10.22	Poet at Matfield	Web advertising	£15.00
10.23	AXA	Insurance for playground damage	£720.00

RESOLVED:- To agree these invoices and pay them accordingly

11 Date of next meeting

The next meeting will be on Tuesday 17th July in Matfield Village Hall