

**MINUTES OF A FULL MEETING OF BRENCHLEY PARISH COUNCIL ON MONDAY 10th DECEMBER 2012 IN
BRENCHLEY MEMORIAL HALL**

Present

Chairman M Mackenzie presided, Vice Chairman P Randall, Cllrs B Stanley, A de Guingand, C Woodley, I McEwen, Mrs G Warner, Mrs N Marriott, Clerk M Powell, Borough Cllr A Mc Dermott. 4 Members of the public.

No Item

1 To accept apologies for absence

Borough Cllr Mrs J March for attending another Council Meeting.

2 To approve Minutes of the last meeting

To approve minutes of the full meeting of 5th November.

The minutes were approved as accurate and duly signed by the Chairman.

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

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

Personal interests should be declared at this point or, alternatively, could 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 had been previously advised to contact the Monitoring Officer before the meeting.

4 Ron Berry

Note was taken of the tragic death of Cllr Ron Berry in a traffic accident on Monday December 3rd and the Clerk was asked to write to his daughter to record the PC's profound sadness and condolences with mention of his long standing and positive contribution to the Council and local residents.

5 To adjourn to allow public participation- questions and comments

Three members of the public advised they were there as spectators and had no particular reason to comment. However two said they were interested in application 6.6 as being near neighbours.

6 To consider the following planning applications.

6.1 12/03133/MMAND/TA1 Blue Boys Cafe

Minor material amendments to 12/00575 Extension and regulisation of existing mixed use comprising restaurant/ cafe. And hot food take away. Variation of conditions 2 & 6- changes to position of existing vehicular access and minor revisions to layout of car parking

RESOLVED To recommend approval

6.2 12/03183/LBC/CLC

Crooke Cottage, Crooke Road Brenchley

Rear ground floor and first floor extension

RESOLVED To recommend approval

6.3 12/03195/House/EA1

Matfield Grange Cottage Sophurst Lane Matfield

Single storey timber frame 3 bay garage with log store

RESOLVED To recommend approval

6.4 12/03148/House/SE2

Holly Villas Bramble Reed Lane Matfield

Side conservatory

RESOLVED To recommend approval

6.5 12/03139/House/SE2

Crittenden Oast Crittenden Road Matfield

Single storey extension to west elevation

RESOLVED To recommend refusal.

Unsuitable design not complimenting traditional building

6.6 12/02690/FUL/SE2

Two ways Church Close Brenchley

Construct a first floor to provide 3 bedrooms with 9 dormer windows. Increase in roof height by no more than 350mm. Replace concrete roof tiles with Kent Pegs.

This application is a revised version of the previous which the PC recommended refusal

RESOLVED To recommend refusal

The application is considered over-intensification, and creates an unreasonable loss of privacy to the adjoining neighbours. It is within the AONB which it neither improves nor enhances. The revised application is also recommended for refusal on same grounds

7 To receive items for information

7.1 Decisions taken by TWBC

7.11 12/02446/House/EA1 Orchard House Crittenden Road Matfield
Two storey side and rear extension to SE elevation with two balconies and dormers, conversion of garage to habitable use, first floor extension above garage, external alterations to facade including roof extension, associated hard and soft landscaping.

Recommendation-Approval Decision-Approval

7.12 12/02487/FUL/TA1 Lower Brenchley Farm Watermans Lane Paddock Wood
Two stable buildings to accommodate 4 horses

Recommendation-Approval Decision-Approval

7.13 12/02630/ADV/TA1 Latters Toll, Knowle Road Brenchley
Retrospective One non illuminated signboard

Recommendation-Approval Decision-Approval

7.14 12/02791/LBC/SE2 Hodges Barn Dundle Road Matfield
Installation of wood-burning stove with flue extending 0.61m above ridge line

Recommendation-Approval Decision-Approval

7.15 12/02796/FUL/EA1 Matfield Grange Cottage Sophurst Lane Matfield
Two storey extension to west elevation. Demolish part of courtyard wall and build first floor storey over north elevation. Courtyard, reposition entrance with open porch and enclosed WC. Remodel dormer on first floor.

Recommendation-Approval Decision-Approval

7.16 12/02683/LBC/CLC Burtons Crook Road Brenchley
Demolition of low level chimney stack down to eaves level. Rebuilding of stack in stock bricks with lead tray and flashings. Making good any damp affected timbers. Adding a flue liner for new woodburning stove set into fire recess with new stone hearth, relocating radiator and making good.

Recommendation-Approval Decision-Approval

7.17 12/01973/FUL/CP3 Kippings Cross Oast Hastings Road Brenchley
Retrospective Horse Barn Sand School, horse walker and hard standing including change of use to equestrian

Recommendation-Refusal Application-Withdrawn

7.18 12/02789/House/RH1 1 Windmill Cottages Windmill Hill Brenchley
Retrospective Internal alterations, first floor side extension to eastern elevation, revisions to existing fenestration and new window to south elevations. Dormer window to western roof elevation, new porch, new conservatory to southern elevation, new outbuilding to be used as car port and ancillary storage, retaining wall to southern and eastern boundaries.

Recommendation-Refusal Application-Withdrawn

7.19 The Branches

Cllr Woodley reported that the site now appeared clear but there were some chattels left by way of a caravan and small shed, in which it was believed that family members were occasionally living in. There was concern that Enforcement Dept of TWBC was aware but was tolerating the issue.

AGREED That Borough Cllr A McDermott would speak to the department to ascertain exactly what their position was.

7.110 Affordable Housing in Brenchley

Cllrs were advised that the application had now gone to appeal.

AGREED- that this should be an agenda item for the next meeting.

8 To receive Correspondence

8.1 Dispensation for Cllrs from registering a DPI when considering the precept

Advice has been circulated by KALC regarding the possible requirement to obtain a dispensation from registering a disclosable pecuniary interest when considering the budget and precept. The Clerk is attempting to obtain clarification from the monitoring officer but there appears to be various opinions.

AGREED- that without clarification to the contrary members of the PC did not have a pecuniary interest when considering the precept and could continue to do so without a dispensation.

8.2 Village Halls

Following various emails concern has been expressed about potential competition from the new Pavilion and the PC needs to consider its response.

AGREED- that no response was required immediately but the email from Paul Oliver-Smith should be acknowledged. Cllr Woodley had as promised spoken to Mrs Lynne Butler to allay her concerns and would advise her of the plans for the building once building was underway.

8.3 Mrs W Carter

A letter had been received offering to sell a triangle of land alongside the small play area behind Matfield Conveniences.

RESOLVED To write and advise that the PC is not in a position nor wants to make any offer for the purchase of this land.

8.4 Mowing

A quotation has been received from KCC who have mown our grassed areas for several years which is a 3% increase over prices last year and needs accepting.

RESOLVED To accept the quotation.

9 To receive reports of meetings attended by Councillors

9.1 Report of the Finance Sub-Committee and consideration of the precept for 2013

The Finance sub-committee had met and made a detailed review of the accounts year to date. All was considered in order with no cause for concern. Within its review it had made allowances for some new items such as a defibrillator and could recommend a precept remaining at last year's level of £55,000.

RESOLVED To note the report, to consider it and to make a formal return after the January meeting.

9.2 Matfield Pavilion Group

Cllr Woodley reported that tenders had been received but disappointingly were all over the cost plan by a significant sum. HMY were meeting the two lowest bidders in an attempt to review specification to see where savings could be made. It was hoped that by the time of the January meeting the group could report on ways forward. Whilst costs were higher than the original plan the specification had evolved since the original budget but it was regretted that communications regarding this were not as forthcoming as could be hoped for.

RESOLVED To note the report.

9.3 KALC Area Committee

Cllr Woodley reported that nothing contentious was discussed a working party had been formed to look at the forthcoming Parish Charter. Options for chairing the group were discussed but it was thought appropriate to maintain the Chairmanship with the leader of the Borough Council.

RESOLVED To note the report.

9.4 PCC swearing in ceremony

Cllr Woodley had attended the swearing in ceremony of the new PCC- Mrs Ann Barnes.

AGREED To invite Mrs Barnes as a speaker at the APM.

9.5 Chairmans' meeting

Cllr Woodley reported that the highlights of the meeting were regarding the transfer of assets and the TWBC becoming an enabling authority. Although a full explanation of the terms employed was unclear it was thought the outcome was that the BC would be able to work closer with the PC. Cllr McDermott reported that the link between Laing PLC and TWBC as the TW Regeneration Co was being wound up and that the full cost to TWBC of this winding up would be published soon. He also reported that the East and West Planning Committees were being amalgamated from May as on many occasions Cllrs left the meeting before a decision could be made and this restructuring would mean more Cllrs would be available.

RESOLVED To note the report.

9.6 Meeting with Greg Clarke and the CPRE

Cllr Woodley reported that efforts were being made by Greg Clarke in his dealings with the treasury. It would appear that many planning initiatives had been thwarted by the treasury but it was noted with concern that there was a degree of soft-peddling from the Government regarding Localism and the Big Society.

RESOLVED To note the report.

10 To be advised of urgent Business as may be previously notified.**10.1 Land Sale**

Advice has been received that TWBC is about to auction land behind Humphreys flats in Petteridge on 18th December. Concern was expressed that very little consultation had been carried out with the PC and that the auction was to be held in London. The Clerk was asked to write to the leader of TWBC to express the PC's concerns about this lack of communication.

10.2 Brenchley Memorial Hall and School Car Parking

Cllr Mackenzie reported that he was resigning as a Governor of Brenchley School but would remain the link between the school and the PC.

11.1 Accounts for payment

11.11	M Powell	Salary and expenses	£2244.98
11.12	Post Office	Tax and NI	£383.05
11.13	KALC	Honorarium	£30.00
11.14	Steward Skip Hire	Skip for Matfield cleanup day	£228.00
11.15	P Randall	Training	£5.00
11.16	Matfield Village Hall	Hall hire	£102.00
11.17	Star Inn	Refreshments Phoenix fund evening	£251.40
11.18	TWBC	Election Expenses	£111.37
11.19	EON	Electricity	£25.44
11.110	SE Water	Allotment Water	£40.34
11.111	SE Water	Pond Water	£10.50
11.112	Roundabout	Advertising	£200.00

11.2 Monies Received

11.21	KCC	Pavilion Grant	£8000
11.22	TWBC	Christmas lights grant	£200.00

RESOLVED-To accept these accounts as acceptable and to pay them.

12 Date of next meeting

The next meeting will be Monday 7th January 2013 in Matfield Village Hall subject confirmation that the room is available.