

**MINUTES OF A FULL MEETING OF BRENCHLEY PARISH COUNCIL ON MONDAY 7th JANUARY 2013 IN
MATFIELD VILLAGE HALL**

No Item

Present

Chairman M Mackenzie presided, Vice Chairman P Randall, Cllrs B Stanley, A de Guingand, C Woodley, I McEwen, Mrs G Warner, Clerk M Powell, Borough Cllr A Mc Dermott. No members of the public attended.

1 To accept apologies for absence

Cllr Mrs N Marriott for a family commitment and Borough Cllr Mrs J March for attending another Council Meeting.

2 To approve Minutes of the last meeting

Approve minutes of the full meeting of 10th December 2012

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 To adjourn to allow public participation- questions and comments

None

5 To consider the following planning applications.

5.1 12/03245/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 parking/turning area, retaining wall to southern and eastern boundaries.

RESOLVED To recommend approval

5.2 12/03466/LBC/HW1 Cherry Trees, The Green Matfield

Alterations to existing loft space to form ensuite bathroom, including staircase from first floor bedroom, single casement window on east elevation and conservation rooflights on south elevation

RESOLVED To recommend approval with a note that we are aware the building is in a poor state of repair and trust the Conservation Officer is happy with the structure. We also note the outside colours have already been changed.

6 To receive items for information

6.1 Decisions taken by TWBC

6.11 12/02690/House/SE2 Two ways Church Close Brenchley

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

Recommendation-Refusal Decision- Approval

6.12 12/02988/House/SE2 Halfway Cottage Horsmonden Road Brenchley

Extension of time-Demolition of existing outbuilding and erection of new larger outbuilding Permission 09/03436 refers

Recommendation-Approval Decision-Approval

6.2 Appeals

6.21 11/03805/FUL/CP3 Part OS plot 2172 Brenchley Road Brenchley
Erection of 7 new affordable properties with associated parking and amenity areas. Provision of new footpath outside of site, linking bus stop to car park to east.

6.3 Other Planning Issues

6.31 The Branches Petteridge Lane.

It was noted that considerable tree felling had been occurring in Birchett Wood alongside the Branches site. It was confirmed that this Birchett Wood had Ancient Woodland status. There appeared to now be only one Walnut Tree left from the original seven and that had a large quantity of soil heaped around its base which would eventually kill it. The Branches site now had two caravans on it.

AGREED To ask the Clerk to write to Karen Cronin (nee Broom) to advise of our knowledge of the Branches site and its re-occupation, to advise of the felling in Birchett Wood and to ask what plans Enforcement dept had to reinstate the Branches site to what it was before the illegal occupation.

6.32 Planning Committees

It was noted that the Eastern and Western Planning Committees of TWBC were to merge and reports had been received that site visits would be discontinued with a junior officer making visits in unusual cases to photograph the location. Borough Cllr A McDermott reported that although the committees were to merge to ensure better participation, visits would still be made at the instructions of the Committee Chairman.

7 To receive Correspondence

7.1 Resident

A request to prune a laurel running along the north boundary of the Drying Ground which may belong to the PC as well as some holly trees to the eastern boundary. These are thought to belong to the farmer behind the ground. The PC concluded that the laurel hedge probably was planted by a previous resident as a boundary marker and that the holly tree issue was between the farmer and the resident and that the Clerk should communicate this.

7.2 Tunbridge Wells Agreement (Parish Charter)

Advice has been received regarding ongoing items for consultation. Cllr Woodley advised the PC that Part of the Agreement is to respond, even if with a Nil-Return. Current items are:-

7.21 The draft budget and Medium Term Financial Strategy for 2013/14 – deadline: 18 January
AGREED No Comment

7.22 The draft Strategic Compass 2013/14 – deadline: 18 January
This was a short summary published every year and that items of interest were the plans for increasing broadband speed, the result of the KCC bid for funding to Defra for it being hopefully known by the end of February together with plans for kerbside glass collection
AGREED No Comment

7.23 The draft Property Asset Management Plan for 2013/14 to 2017/18 – deadline: 17 January
The disposal of land behind Humphries in Petteridge had raised £225,000 but was only a part of small parcels of land owned by TWBC for which it had no use and are destined for future sale.
AGREED No Comment

7.24 Changes to council tax exemptions (empty homes in particular) – deadline: 7 January
There was no comment other than to record that the deadline given for a response was 7th January but the decision had been made on 12th December.
AGREED No Comment

8 To receive reports of meetings attended by Councillors

8.1 Matfield Pavilion Group

It had become apparent that the original plans were outside the budget and that the best solution would be to reduce the size of the proposed building. The two bidders with the lowest costs had been asked to

“value engineer” a solution to fit within the budget. The original plan was to contain costs within £203,000 but quotes received were in the range of £270,000-£370,000. It was proposed to engage one builder as a “preferred contractor” to work with to advise what could actually be built with the remit. The Chairman declared he had an **interest** as Davis Builders were a debtor of his for some time and he expressed concern as to their stability.

RESOLVED 1) To advise Davis of Hawkhurst that they were the preferred contractor subject to final negotiations of price and design and subject to satisfactory financial accounts.

2) That demolition of the old pavilion should proceed. The Clerk was asked to organise this based on the best value for money quotations that had been received to date.

8.2 Tunbridge Wells Full Council Meeting 12th December

Cllr Woodley advised he had introduced the Parish Charter to TW Council and it was unanimously agreed to adopt it.

RESOLVED That the PC should also adopt the Charter and to write to TWBC to advise this.

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

9.1 Setting of the Precept

In prior discussions it was felt that the precept could be maintained at £55000. Due to changes in the tax base this will increase the PCs cost to the ratepayer by 5% which was not considered a significantly large amount of money.

RESOLVED To set the precept for 2013-2014 at £55,000 (Fifty Five thousand Pounds)

9.2 APM

Consideration was given to a date for the APM. It was noted that a date of 9th May had been provisionally agreed subject to availability of the hall and invitees. Possible candidates were the new PCC Ann Barnes, the CEO of CPRE Mr Sean Spiers and Mr James Freeman—Head of Planning for TWBC

9.3 Councillor Vacancy.

It was considered that a replacement for Cllr Ron Berry was needed and the Clerk was asked to check on the formalities of advertising the vacancy and the requirements needed should an election be required.

10 Accounts for payment

10.1	M Powell	Salary and expenses	£1257.61
10.2	Post Office	Tax and NI	£383.05
10.3	KCC	2 nd ½ year mowing	£2079.07
10.4	E.On	Electricity	£24.62
10.5	J P Miles	Hedgecutting at St Lukes	£249.60
10.6	TMS	Stationary	£41.94

RESOLVED That the above accounts were acceptable and to agree to pay them.

11 Date of next meeting

Tuesday 22nd January in Matfield Village Hall