

MINUTES OF A FULL MEETING OF BRENCHLEY PARISH COUNCIL ON MONDAY 2nd
FEBRUARY 2015 IN MATFIELD PAVILION AT 7.30pm

Present

Chairman M Mackenzie presided, Vice Chairman B Stanley, Cllrs C Woodley, N Woodward, I McEwen, A de Guingand, Mrs N Marriott. Clerk M Powell. Borough Cllr A McDermott. 6 members of the public.

No Item

1 To accept apologies for absence

.Cllrs Mrs G Warner for a family holiday and P Randall for business commitments. Cllr Randall also offered apologies that due to pressures of work and family commitments it was necessary for him to take a leave of absence until approximately June.

Resolved- To accept these apologies.

2 To approve Minutes of the last meeting

2.1 Approve minutes of the full meeting of 5th January 2015

Resolved- To accept the minutes as accurate. They were then duly signed by the Chairman.

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

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

Personal interests could 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 have been advised to contact the Monitoring Officer before the meeting.

4 To adjourn to allow public participation- questions and comments

A resident spoke as the applicant for item 5.5 to explain the rationale behind his proposal to partially demolish the existing house and rebuild another in the rounds further from the road.

Lady Akenhead asked whether the PC had considered a "Neighbourhood Plan" as there were advantages such as protecting open spaces etc. The Chairman replied it had been considered previously but it would involve cost and considerable work by others outside the PC and volunteers would be needed. The PC was advised that a Village Design Statement could carry similar weight but with less effort. The PC agreed to consider this further. Lady Akenhead offered to consider joining any group that was set up to look at a village plan or Village Design Statement

5 To consider the following planning applications.

5.1 14/506749/LBC The White House, The Green Matfield
 Remove a modern fireplace and remodel for the installation of a woodburning stove. Installation of a flue and cowl
Resolved:- To recommend approval

5.2 14/506234/Full 5 Church Close Brenchley
 Front and rear extensions to detached dwelling
Resolved:- To recommend approval
 Subject to the planning officer being satisfied there will be no loss of privacy to the neighbours.

5.3 14/506194/Full Little Corsica Brenchley Road Matfield
 Front facing dormer, first floor side facing glazed panel
Resolved:- To recommend approval

5.4 14/506353/Full Pimms Cottage Crittenden Road Matfield
 Removal of existing side conservatory and construction of single storey garden room, conversion of existing garage to guest accommodation.
Resolved:- To recommend approval

- 5.5 14/506723/Full** Paygate Cottage Horsmonden Road Brenchley
Partial demolition of existing dwelling and construction of replacement detached dwelling

Resolved:- To recommend refusal because:-

1 The demolition of the existing dwelling would result in the loss of an historic building which is an integral part of the street scene of his Rural Lane, which has a history as a toll road and a drove road. The building was one of the tollhouses for the London to Goudhurst toll road, mentioned in the Turnpikes listing and in a history of Brenchley parish. Its position at the roadside is an integral part of that history.

2 The replacement dwelling is too far from the footprint of the existing dwelling and, as such, encroaches further into the rural AONB where both the building and the associated domestic paraphernalia would have an adverse visual impact upon the AONB

3 The design of the replacement dwelling is not sufficiently meritorious and does not enhance or conserve the AONB.

6 To receive items for information and decisions

6.1 Decisions taken by TWBC

- 6.11 14/510210** Lawn Hill Brenchley Road Matfield
Construction of tennis court and associated fencing on private amenity land

Recommendation-Refusal Decision-Refusal

- 6.12 14/503921** Tuttys Farmhouse The Green Matfield
Installation of new bathroom, removal of existing external foul and waste pipework with reinstallation internally and addition of small casement window.

Recommendation-Approval Decision-Approval

- 6.13 14/503809** Little Foxhole Foxhole Lane Matfield
Demolition of existing workshop outbuilding and construction of replacement workshop outbuilding

Recommendation-Approval Decision-Approval

- 6.14 14/504282** High Tong Marle Place road Brenchley
Demolition of existing stable block. Construction of pavilion to incorporate new stable, storeroom and garden room

Recommendation-Approval Decision-Refusal

- 6.15 14/504102** The Oast Little Dunks Farm Cuckoo Lane Brenchley
Detached games room

Recommendation-Approval Decision-Approval

- 6.16 14/504296** Hopbine Inn Petteridge Lane Matfield
Cover for barbeque/pizza oven & decking

Recommendation-Approval Decision-Approval

- 6.17 14/504694** Kippings Cross Oast Hastings Road Matfield
conversion of existing building into ancillary accommodation and facilities

Recommendation-Approval Decision-Approval

- 6.18 14/505511** Mile Oak House Mile oak Road Paddock Wood
Porch extension including external alterations to east elevation

Recommendation-Approval Decision-Approval

- 6.19 14/505469** Honey Meads Brenchley Road Brenchley
Demolition of existing domestic garages and erection of
contemporary three bedroom dwelling
Recommendation-Neutral Decision-Refusal

6.2 APM

It was considered that 14th May would be the first choice. The Chairman would invite Greg Clarke, Alex King and William Benson as it was felt the public would be interested to hear of the current political and fiscal climate regarding our Borough.

6.3 Banking

Further to details provided at the last meeting Cllrs had been recommended to view the web site of Unity Trust Bank www.unity.co.uk for further information. They are fully regulated, founded in 1984 and are structured to specialise in Councils, Charities ,public bodies etc. It was agreed that moving to this bank should be presented as a formal proposal at the next full meeting and that if accepted only part of the PC's funds should be moved initially.

6.4 Matfield Green verge

Consideration is required regarding restoring the verge around the west side of Matfield Green. Various alternatives were considered and Cllrs McEwen and Woodward would do further research.

7 Meetings attended by Councillors

7.1 Affordable Housing in Brenchley

Several Cllrs and the Clerk attended a site viewing of the new housing nearing completion. It was noted that the exterior lighting has now had lower wattage bulbs fitted and the resident locally who complained is now happy about the reduced light output.

7.2 KALC

Cllr Woodley reported on a meeting of the KALC executive committee. Efforts were in lobbying government especially regarding proposed referenda on precept increases. There was discussion they should also be lobbying candidates for MPs regarding all matters concerning parish councils.

7.3 BMH Charity

Cllr Woodward reported on a meeting with the charity. Efforts were being undertaken to explore the primrose lease on the building and whether it could be bought to allow future plans to take place.

7.4 Risk Assessment Group

Cllr McEwen advised a further meeting had taken place and that another meeting was planned for March when it was hoped details could be finalised.

7.5 Pavilion

It was discussed and Agreed that all monies received from hiring the pavilion should be transferred to the pavilion account administered by Mrs Klempau

7.6 Youth Group

Cllr Woodley reported that it had been agreed to transfer money held by the now defunct Matfield Youth Group to the St Luke's Youth Group. However a formal meeting was necessary for this to happen which was hoped for shortly.

7.7 Colts Hill Bypass

The Chairman has met with Greg Clarke MP at a meeting with others such as KCC, TWBC, TW Hospital and Capel Council to discuss the proposal to improve the A228. Various plans were discussed from dualling the road past Colts Hill to widening or or just other improvements

8 Correspondence**8.1 Matfield Fete**

Permission to use the Green for the annual village fete on July 18th has been requested. The Clerk on behalf of the PC has granted this.

8.2 Gypsy Site proposal at Gaffords Bridge Cottages Horsmonden

Advice has been received from the Cooper family that they have withdrawn the above application to station a mobile home, a touring caravan, a utility building and form a car park.

8.3 Gatwick Airport Expansion

An invitation to respond to the proposal to expand Gatwick with either opposed, support or undecided.

It was reported by B Cllr A McDermott that TWBC had held a full Council meeting and opposed it. Although the consultation period had ended it was thought the PC did not have sufficient information to hold a view but a discussion was appropriate regarding long term effects of such a proposal.

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

Although not considered urgent it was reported that the Sub station outside Market Heath Close was an eyesore and that the Chairman would visit to see if a fence or planting could be installed to improve matters. It was also noted that the dwellings were all allocated to people with an immediate local connection with the exception of a one bed apartment which the occupant was from Paddock Wood. This was because although there were nine possible tenants interested only one bid was received.

10 Accounts for payment

10.1	M Powell	Salary and Expenses	£1404.20
10.2	Post Office	Tax & NI	£415.43
10.3	Eon	Electricity	£24.62
10.4	Commercial Services	Mowing	£2080.50
10.5	Managed Technology	Copier charge	£23.78
10.6	BT	Phone	£227.06
10.7	TMS	Printing & stationery	£34.79

11 Date of next meeting

The next meeting will be Tuesday 17th February. Jane Lynch and Mark Stevenson from TW Planning Dept are due to attend.