

Biddenden Parish Council

APPROVED Minutes of the Parish Council Meeting held on Tuesday 3 September 2019 in the Old Village Hall, Biddenden

Present: Cllr J Tydeman (Chair) Cllr R Hunt
Cllr D Boulding Cllr G Latter
Cllr E Cansdale Cllr A Lidgett
Cllr C Friend
Mrs A Swannick (Clerk)

4 parishioners attended

1. Apologies for absence

Cllr J Wright due to personal commitments
Cllr T Bizley due to work commitments

2. Any declarations of interest in items on the Agenda

None.

3. Any alterations to Disclosure of Pecuniary Interests

None.

4. Report by Borough Councillor Neil Bell, ABC, to Parish Councillors

Cllr Bell reported on planning applications. Discussion took place regarding the Traveller/Gypsy sites. It was noted that Biddenden had supported the gypsy/traveller site within the Local Plan when it came before the council. One that came through recently not in the Local Plan, whilst objected to by the Parish Council was agreed at the ABC Planning Committee. Now another, Three Chimneys Stud is going before the ABC Planning Committee. Cllr Bell stated that he would be opposing this application.

The issue of the land to the rear of Townland Close, due to be discussed under item 9, was brought up. Those residents present were told that S106 money was to be discussed and this was procedure.

The speed of vehicles travelling down Benenden Road was discussed.

5. Parishioners' Questions

A parishioner asked about metal detecting. This issue will be discussed under item 7.

6. Approval of the unapproved minutes of the meeting held on 3 July 2019

There being no comments or further amendments, the minutes were deemed a true and proper record of the meeting. Proposed by: Cllr R Hunt Seconded by: Cllr G Latter. **Agreed** by those present at the meeting.

7. Any matters for information not on the agenda

The Council thanked Tractorfest for another excellent weekend, despite the challenges presented by the weather on the Sunday.

The parish council had been approached by a parishioner and a relative to do metal detecting on the Gordon Jones Playing Field, Millennium Field. Advice was sought from KALC and circulated to councillors. After discussion a vote was taken and **it was agreed not to allow** metal detecting on parish land. Proposed by: Cllr C Friend Seconded by: Cllr E Cansdale. **Agreed** (1 abstention).

8. Traffic Issues

- **Village Centre Road Junction:** A parishioner has written in regarding traffic issues in the village. Some designs and costings have now been received from KCC for councillors. These were considered and **it was agreed** that Cllrs Friend and Lidgett should arrange a meeting with Kent Highways and the scheme put forward by the parish council discussed again with them.

- **North Street development road junction with North Street:** KCC issued Amendment No 18 The Parish Council responded and received a reply from KCC, which councillors had been circulated with.

Nothing has been heard regarding the road scheme put forward by the designers linked to the Millwood development on North Street. The Clerk had chased the planning officer.

- **Castletons Oak Crossroads/Benenden Road:** Correspondence has been received from parishioners relating to excessive speed on Benenden Road.

Councillors have been circulated with an electronic copy of the Benenden Regulation 14 Consultation document. The two hospital sites remain within their neighbourhood plan. Mention is made of constraints regarding Castletons Oak crossroads. Councillors are asked if they wish to respond to the document. A letter of objection to these sites was written to the Chairman of Benenden PC in response to the draft of their neighbourhood plan. The Clerk was asked to write directly to Tunbridge Wells Parish Council.

Discussion took place regarding the speed of vehicles travelling on Benenden Road. It was pointed out that the speed limit on this road was 60mph which was unsuitable given that there is a school on the road and blind entrances. The Clerk was asked to write to Kent Highways.

- **Other traffic issues:** A public notice has been received from KCC regarding road changes at Bell Lane. It is part of a consultation which closes on 23 September. The issue was discussed, and the Clerk was asked to write a letter, a draft to be circulated to councillors in the first instance.

9. Housing

- **Land to rear of 17 Townland Close: Application 18/01273/AS**

This planning application is due to go to the Planning Committee and the parish council was asked to decide what it would like any S106 money to be used for. This is procedure and does not indicate in any way that the application will be permitted. Councillors discussed the issue and agreed that outdoor sports equipment and a pavement from Woolpack Corner to High Halden Road should be put forward.

The Clerk was advised that an amendment had been received to an application to build 12 Houses at the Old Railway site (application 18/00518/AS). The amendment was to reduce the number of houses to 9. The parish council had objected to the original application and since there was no difference in the amendment other than a reduction of 3 houses, ABC was advised that the parish council's objection would still stand for the reasons given.

10. Telecommunications Mast

The mast has now been put up and trenching and works in the access have been taking place.

11. High Street – work caused by fire

Queries were raised regarding the amount of signage on the scaffolding. There is little that can be done about this as most of it is safety signage, contractor contact details or local businesses advertising where the scaffolding or fire is affecting their business.

12. Future of Post Office Building

The planning application to change the usage is in the process of being completed. It has taken a while to get the correct advice as to which form needs to be used from the planning helpline, but this has now been given and is being completed for submission.

13. Churchyard

The Rector has sent some options out for consultation relating to future burials in the churchyard, and councillors are asked to consider which option they would prefer. Councillors considered the proposals but had no preference as to which option was finally put forward. However, the Clerk was asked to write to the Rectors stating this and expressing support for the proposals.

14. VHSC LTIDP Working Group

The LTIDP working group met on Friday 30th August and a copy of the minutes is attached. Councillors considered the recommendations within the minutes. The Chairman of VHSC was present and was asked to update the meeting. Mr Lupton informed the council of the cost of roofing the squash club, monies/grants provided for the project. Discussion took place regarding the position regarding reclaiming VAT.

A vote was taken: **It was agreed** that the parish council would provide £11,500 which, which included contingencies, and would receive invoices direct for payment. Proposed by: Cllr D Boulding Seconded by: Cllr G Latter. **Unanimous.**

15. Working Group Reports

Millennium Field and Jubilee Meadow: The area by the dipping pond has been strimmed.

Traffic, Pedestrians and Footpaths: The Bakehouse has asked to use the toilet in the old Post Office whilst the public toilets are closed. The council had sought advice from its insurance company. Discussion took place regarding various options and concerns regarding the structural safety given that the internal walls of the toilets, to which the old post office is adjoined to were being removed and rebuilt. **It was agreed** that the parish council could not give access to the toilets. However, the Clerk was asked to inform The Bakehouse that the church was now open all day and that their toilet could be accessed.

Gordon Jones Playing Field and Play Area: There has been a break-in at the Bowls Club and equipment of significant value stolen.

There has been damage to the picnic tables in the play area and a contractor asked to do the repairs.

The play area supplier is being contacted regarding fixing some of the equipment highlighted in the RoSpa report. There were no high-risk items, and most were low risk. Damage to the younger children's climbing equipment has been reported and this is included.

The tennis court fence screening has been put up. The Community Project Fund agreed a sum of £500 to be given to the tennis club for this purpose. However, the final invoice is £554 plus VAT = £664.00. Councillors **agreed to** pay the agreed £500, but the Tennis Club would have to apply to the Community Project Fund for the additional £164.

A branch from one of the oak trees in the centre of the Gordon Jones Playing field recently fell. I have had the tree surgeon check for any other dead branches/hazards. He has reported back that there is some dead wood and is quoting to have the removal of any dead wood done.

Regeneration: Nothing to report.

Community Project Fund: A notice will be going out inviting applications in mid-September.

The tennis club have stated that they will not be using the money given for the hire of a portable toilet unit for their open day as they decided not to hire one.

16. Other reports:

Police Liaison: Police UK shows 12 crimes reported in Biddenden during July 2019:

Anti-Social Behaviour	4
Burglary	1
Other Theft	3

PCSO Richards had given her apologies for not attending the meeting, but a monthly newsletter had been circulated.

Cllr Lidgett updated the council on the NHW bin sticker initiative has been launched. ABC has already given its support to the Scheme. The parish council **agreed** to also lend its support to the scheme and send a letter.

KALC: Cllr Hunt will be attending the Transportation and Finance conferences in October.

PO, Car park and toilets: Work started on repairing the walls on Monday 2nd September. The Clerk was asked to confirm with the builder how long the work would take now that he had been able to see the extent of the work with the walls removed.

Tenterden Forum: Nothing to report.

Village Hall Management Committee: Nothing to report.

Health and Safety: A report had been circulated.

17. Finance

- a) **Payment List :** Councillors went through the payment list. Proposed by: Cllr C Friend Seconded by: Cllr A Lidgett. **Unanimous.**
- b) **Note accounts to 31 August 2019:** The accounts were noted.

18. Planning – to note decisions and any plans tabled

19. Case No	Parish	Location and Description	Decision
19/01148/AS	Biddenden	Agricultural Building at, Townland Farm, High Halden Road, Biddenden, Kent Erection of a single detached dwelling and detached garage	Support
19/01059/AS	Biddenden	Shorts Wood House, Tenterden Road, Biddenden, Ashford, Kent, TN27 8DW First floor extension including terrace/balcony (retrospective)	Support
19/01075/AS	Biddenden	Shorts Wood House, Tenterden Road, Biddenden, Ashford, Kent, TN27 8DW Installation of a 3,800 litre cesspool tank in agricultural storage building	Support
19/01210/AS	Biddenden	Shorts Wood House, Tenterden Road, Biddenden, Ashford, Kent, TN27 8DW Single storey rear extension	Support
19/01207/AS	Biddenden	Ellison Court Equestrian Centre, Sissinghurst road, Biddenden, Ashford, Kent, TN27 8DT Demolition of existing agricultural buildings, storage buildings, stables and bungalow. Erection of 3 no. new residential dwellings with associated parking and amenity.	Support but more screening parallel to Beech Lane
19/00972/AS	Biddenden	Greenfield School, Tenterden Rd Biddenden, Ashford, Kent, TN27 8BE Proposed vehicle crossover to provide access to school	Object. Access too dangerous and Kent Highway report is objecting

New Tree Applications

Case No	Parish	Location and Description	Decision
19/00181/TC	Biddenden	The Old Bothy, Henden Hall, Tenterden Road, Biddenden, Ashford, Kent, TN27 8BB Line of London plane trees - to remove the 4ft of growth back to horizontal branches	Support

20. Correspondence

The list was presented. There were no comments or queries regarding correspondence.

21. Items for future consideration

None.

19. Next meeting: Parish Council meeting, Tuesday 1 October 2019

The meeting closed at 21:37

Alison Swannick 07783 223450
Parish Clerk