

10/18

**MINUTES OF THE MEETING OF THE PARISH COUNCIL HELD
ON TUESDAY 16th OCTOBER 2018 IGHTHAM VILLAGE HALL AT 7.30pm**

Present: Cllr Willingham (Chairman), Cllr Holden (Vice-Chairman), Cllr Brewer, Cllr Brierley, Cllr Cracknell, Cllr Edge-McKenna, Cllr Mitchem, The Parish Clerk, County Cllr Rayner, Borough Cllr Betts and 19 members of the public.

1. **APOLOGIES FOR ABSENCE** - Cllr Hall
 2. **DECLARATION OF INTERESTS** - None
 3. **MINUTES** - Minutes of the Meeting held on 18 September 2018 were signed as a true record.
 4. **RESIGNATION OF CLLR EDWARDS** – Cllr Willingham confirmed that Cllr Edwards has resigned and had written a letter of thanks for his contribution to the Parish Council. The vacancy is advertised by TMBC until 24th October.
 5. **UPDATE FROM BOROUGH COUNCILLOR BETTS** – Cllr Betts reported that the new Waste Services Contract will be phased in from April 2019. The annual fee for collecting garden waste has been confirmed at £40 per household. All recycling will be collected from the doorstep. TMBC have some available grant funding for improving shop fronts (up to £5,000) and £15,000 will go to the Visit Kent Fund which will go towards improving tourism in Kent. There have been some changes in the way that empty properties will be taxed in future; this is an attempt to bring empty properties back into the housing market. Owners will be penalised by leaving properties empty for 2 years by having to pay 100% council tax and there will no longer be a grace period for properties to be left empty. Cllr Willingham asked how many properties stood empty in the Borough but Cllr Betts didn't have the figures and didn't think it was a significant figure referencing the Local Plan housing numbers. Cllr Betts reported that the Festival of Lights had taken place in Wrotham and had been a successful event involving some local schools.
- COUNTY COUNCILLOR RAYNER** – Cllr Rayner reported that there was continued pressure on the buses and that there will be a Bus Summit on 30th October 2018 where applicants from Parishes are invited to attend a briefing on the results of the "Big Conversation." Officers have now had a chance to consider the options. Cllr Rayner reported that despite an initial denial, the M26 has confirmed scheduled overnight closures over the next few months to carry out works on the central reservation. This will allow the M26 to be used as a holding area for lorries in the event that there are delays at ports of Dover /Calais after Brexit. In addition, Kent Highways have announced some overnight closures of M20 during the same time and it was quite clear that the 2 project teams hadn't spoken and considered the long diversions that would need to be taken. Contemporaneous closures will put additional pressure on the A roads with HGV's having to divert through the villages. Cllr Rayner had spoken to Tom Tugendhat MP to persuade one of the Project Teams to defer the closures. He had received support from Sevenoaks District and MP who had been helpful in giving assistance.
- LOCAL PLAN – Borough Green Gardens Reg 19 Consultation period 1 October – 19th November** www.tmbc.gov.uk/localplanreg19
- Cllr Betts said that we are now at the consultation stage where everyone can write to TMBC with their opinions on the Local Plan. The consultation ends at 4pm on 19 November after which time, representations will not be considered. Respondeees are encouraged to use the online response form or can print off and complete. There are some detailed guidance notes on how to respond (available at the meeting and online) and valid planning reasons must be given as to why the plan is not sound or legal, ie it is not sustainable. Cllr Betts encouraged people to post responses online or hand deliver, Cllr Rayner said that this would be as proof of delivery. Once the consultation period is over a Planning Inspector will be appointed to consider all the responses and have a hearing; there is a section in the form the request a hearing. Cllr Mitcham asked whether members of the public could write or email their responses as the form was quite technical; Cllr Betts said that this was okay as long as valid planning reasons were given for any objections, it would not be acceptable just to say that you object. Cllr Rayner said that policy headings don't need to be cited as the Planning Officers will deduce the references themselves. Cllr Cracknell suggested that Tom Tugendhat MP should be copied in on any responses so that he can get a flavour of the major concerns and suggested that people to work together where they share concerns. All details are on the TMBC website. Local issues for Ightham include:

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Loss of Metropolitan Greenbelt (MGB)

The impact on traffic; the Dark Hill roundabout will not be able to cope with the additional traffic and is already over capacity. The relief road will need to cope with existing traffic as well as an estimated additional 6,000 cars. The new road will not solve the problems on A227 and A20. Pre development, there will be a huge volume of materials that will need to be transported through the villages to infill pits to a level to get them to a suitable condition to build upon.

Ightham is in an Area of Outstanding Natural Beauty (AONB), there is no status higher than AONB and once lost it will never be recovered.

Air Quality – The relief road will address this issue in Borough Green but not in the surrounding areas.

Infrastructure – Cllr Betts said that the railway station was already at capacity and couldn't be expanded if an extra 6,000 needed to use it. Cllr Mitcham said that the references to infrastructure were very vague. Cllr Rayner said that the industrial and commercial development would be addressed in a Master Plan further down the line but there is no guarantee that it would come forward. Cllr Holden said that surely J5 Slips should be included in the Local Plan but hasn't been mentioned in either the TMBC or Sevenoaks Plan.

Cllr Holden questioned the collaboration with neighbouring Boroughs under the Duty to Co-operate. Where is the evidence to say that there was consultation with Sevenoaks as there will inevitably be an effect on traffic in Seal, and Riverhead?

There is a disproportionate allocation of houses in the Borough Green Gardens Site which will account for 40% of the Boroughs needs.

A question was asked about whether we should push back on the whole plan? Cllr Betts said that there was an option to suggest alternatives but it would be difficult to find that many houses.

A question was raised about air quality; if the plan goes ahead and someone becomes ill as a result of poor air quality, would they be able to sue the Borough for negligence?

Workshop on how to respond to Reg 19 — Parish Councillors will be attending a meeting on Wednesday 17th October 2018 2-5pm on how to respond to the consultation.

Parish Alliance – Leaflet drop – A leaflet has been prepared by the Parish Alliance giving reasons for objecting and details on how to respond to the consultation. Some volunteers have distributed throughout the village and remaining leaflets will be posted by Councillors, The Clerk and a volunteer at the meeting. A question was raised about whether the Parish would be writing to all households and Cllr Willingham said that there had been enough publicity and that everyone should now be aware of the plans.

6. **PUBLIC** – A member of public said that KCC had just announced a 5% rise in Council Tax and that coupled with the £40 levy on garden waste would amount to an additional £200 per year increase for certain households. He asked whether the Parish would consider freezing or reducing their precept so that there wouldn't be any further financial increases for parishioners, especially as the Parish had around £200,000 on deposit. Cllr Cracknell said that the financial planning was of benefit to the village and allowed us to do things around the village as we have no central funding. The Parishioner said that £120k is not spent on infrastructure though. Cllr Holden said that our precept over the last few years was in line with inflation much of it was earmarked for projects. Cllr Willingham said that we go through the finances very thoroughly when setting the budget.

Cllr Rayner asked to make a clarification to this and said that it would not be possible to raise the County Council precept by more than 2.9% without having a referendum. He said that an additional 2.9% funds had had been allowed for adult social services which is the fastest rising sector. He recommended that Parishes keep reserves for unforeseen events and with reference to the Local Plan, thanked Ightham Parish and other local Parishes for their contribution towards the fighting fund. He said that the Parish Alliance couldn't have asked for this if Ightham didn't have the funds available and that this type of expenditure would be in the interests of the people of Ightham. Cllr Holden explained that we go through a rigorous budgeting process where we look at committed expenditure and future spends. A member of public said that this method of allowing for subsequent years was flawed as members of public may never get to see the benefits. Cllr Holden said that reserving works by making allowances for capital projects year on year. Cllr Rayner said that it is recommended that Parishes build reserves for future items that may no longer be supported centrally and without reserves, Parishes may end up in great difficulty. He

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also said that Ightham has had good financial management and confirmed that the Parish accounts are audited annually, both internally and externally.

Cllr Cracknell said that £80,000 was committed to the Scout Hut and once that was spent it would never be replaced.

A member of public reported that the lights in the recreation ground are still not working; Cllr Willingham confirmed that we now have the parts and is trying to get an electrician to fix them before the clocks change.

A member of public raised concerns about air quality and mentioned that the signs and road surface on the Tonbridge Road have eroded; he thought this was due to excessive speed. Cllr Willingham said that we had carried out radar surveys which hadn't highlighted that speed was a major issue but we are looking into speed camera's. Cllr Cracknell said that all of this would be done at the Parish Councils expense.

7. PLANNING

TM/18/02170/FL – Ladywood, Coach Road, Ivy Hatch, Sevenoaks, Kent TN15 0HD.

Demolition of existing conservatory and erection of a single storey side extension; new windows and doors to the dwelling. “No objection but leave this to TMBC to determine”

TM/18/02191/TNCA - 6 Oldbury Close, Ightham, Sevenoaks, Kent, TN15 9DJ.

G1 trees at rear overhanging No. 5 & 6 - cut back to boundary. “ No objection providing Liz Guthrie is content.”

TM/18/02212/TPOC – Woodlands, Bates Hill, Ightham, Sevenoaks, Kent, TN15 9BG.

Remove Sycamore and Silver Birch. No objection providing Liz Guthrie is content.”

TM/18/02359/FL – Woodlands, Coach Road, Ightham, Sevenoaks, Kent, TN15 0HD. Demolition of existing dwelling and outbuildings and replacement with new dwelling with double garage, guest accommodation and pool house, replacement of existing swimming pool and tennis court, reinstatement of original access and associated landscaping – amendment to planning permission TN17/02935/FL. “No objection”

Planning Decisions – Approved

TM/18/02148/TNCA - T1 Conifer- remove tree. T2 Swamp Cypress- remove tree. Ashwell

TM/18/01630/LRD - Details of conditions 4 (drawings and supporting documents) pursuant to Listed Building planning permission TM/17/01355/LB (Listed Building Application: Construction of a two storey rear extension and restoration of the listed cottage comprising internal and external alterations) - Harrow Cottage

TM/18/01166/FL - Demolition of existing house and erection of a replacement dwelling with detached car port and stable. Change of use of agricultural land to residential use - Beaconsmount

TM/18/01947/RD - Details of conditions 2 (materials) and 3 (levels) submitted pursuant to planning permission TM/17/02420/FL (Demolition of existing dwelling and garage and construction of new two storey dwelling and detached garage) - Little Rosewood

8. MATTERS ARISING

Highways Matters – Update - Tonbridge Road/Back Lane patching within 90 days. Footpaths behind Chapel Farm and Old Lane have been reported to PROW. The Clerk reported that there would be gully cleaning on Sevenoaks Road in 6th November. Cllr Cracknell reported that there was a lot of vegetation on the verge by Ightham Warren which would block the drains during heavy rainfall and it had been reported to Kent Highways but they will not be taking any action. It is impossible to use the bus stop outside Ightham Warren due to the growth. Cllr Willingham said that he had yet to speak to the landowner about the stop further up the Tonbridge Road.

Refresh of roundels on Tonbridge Road

Pothole outside Beaconsmount around water control valve

Drain blocked by Fen Pond post box and by Cote Corner.

MR418 – Notification of Order to vary route of MR418. This has now been received by the Parish Council and is in accordance with what was agreed. A question was asked about maintenance of the path and it was thought to be the responsibility of the landowner.

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Radar survey results/ Speed calming measures/ Speed monitoring Borough Green Road. The Clerk confirmed that she had written a letter to Cllr Rayner requesting grant funding and assistance and he confirmed receipt.

Parking in The Street- The Clerk said that it had been reported in the Joint Transport Board minutes that the proposal to extend the yellow lines on The Street had been abandoned after consultation with residents. The problems with parking is continuing but there are works being carried out on one of the properties and often some work vans parked on the yellow lines which are causing an obstruction to the site lines. It was agreed that we would monitor the situation and wait until the works are finished to see whether it improves. Cllr Cracknell had been in contact with a new resident who is happy to help. Cllr Rayner said that any enforcement issues were the responsibility of TMBC and we should let Cllr Betts know and any action can be taken to the Joint Transportation Board.

Scout Hut/Pavilion– Update Cllr Holden reported that the project is progressing well and the footings are going in next week. There have been a couple of break-ins and equipment stolen. The Scouts have just had their AGM and reported a good set of accounts and healthy membership although are looking for more adult support for younger members.

Ightham Cricket Club – Request for funding / Registration as an asset — Nothing to report. Clerk to chase up.

Busty Stream/ Flooding – Update - Flood Action Group Update –Cllr Cracknell reported that she was trying to co-ordinate a meeting between herself, The Clerk, Cllr Holden and a resident to put together a letter to remind riparian owners about maintenance.

Recreation Ground – Lights and ROSPA Inspection – Repairs. Cllr Willingham is chasing up the electrician and Cllr Edge-McKenna said that the Fireworks Display is on 9th November so they need to be up and running for then.

Broadband – Update – A member of public has asked about the plans to improve broadband in Ivy Hatch and the Cllr Rayner had been in contact with the KCC Broadband Manager about the Voucher Scheme which will help to bring fibre optic cable to households. There have been some problems between agencies and the representative said that he would be in touch once a decision is reached. If the scheme goes ahead, Cllr Rayner has a list of residents who would be able to benefit if the scheme is viable. A member of public reported that Oldbury Lane had had poor/non-existent service in the past few weeks, it was recommended that he reported this to Tom Tugendhat MP.

School – Email from Governors re line refresh and 20mph zone. New entrance. The Clerk has already requested a line refresh via TMBC but a member of public pointed out that the lines go outside the old school entrance and we should request for them to be either extended or moved. This would have to go to the Joint Transport Board as it would require a traffic order. It was agreed that we would make a request. It was also unanimously agreed that we would send Cllr Rayner a formal request to have a 20mph limit from Oldbury Lane at junction A25 to Spring Lane at the junction of A25. Cllr Rayner suggested that we request £1,500 funding towards this. The Clerk will write a formal letter.

Cllrs Willingham and Holden had met with the School Head to discuss moving the entrance to the Early Years playground from the Skips entrance (which would be blocked off) to the lower playground where the swimming pool used to be. It was unanimously agreed that the Parish Council would have no objection to this as it is a safeguarding issue.

Tennis Club – Water rates letter – the Clerk had been asked to write a letter confirming that the Tennis Club were not connected to the mains sewer. The Club have been paying water rates for the last few years and the Water Company required written confirmation from the landlord so that they can get a refund. The letter was duly signed by Cllr Willingham.

9. FINANCE & POLICY

Online banking – The Clerk had printed off the forms that now need to be signed to set up the account. The Clerk will get the signatiures and prepare the necessary paperwork to open the account. External Auditors Report & Certificate – Completion of Review - The External Auditors have signed off the accounts with no comments.

Data Protection - The Clerk suggested that we upgrade the website as we have had some recent issues with the host and it was agreed that we should make an allowance in the budget next year. With the new hosting we would be able to get email addresses that can be distributed to Councillors and that would comply with the GDPR Regulations.

Standing Orders- The amended Standing Orders had been circulated and were agreed and adopted.

Signed.....Dated.....

The following accounts were submitted for payment:

Proposed by Cllr Brewer and Seconded by Cllr Cracknell	
Parish Clerk Salary & Expenses September	£674.59
Gel Creative - October	£90.00
E-on – Electricity Unmetered Supply Agreement	£45.70
PKF Littlejohn LLP – Annual Return Audit Fee	£480.00
Abstract – Engineering Fees	£1,200.00
Kent County Playing Fields Association	£20.00
JH Estates and Gardening Services Limited	£384.00
Castle Water – Water at Pavilion	£25.89
JPCTCG – Membership Fees	£50.00
Warners – Legal Fees in connection with Scout Lease	£5,766.00
Robert Lee Amies – Work at the Recreation Ground and War Memorial	£471.92

30 September 2018: Current Account £5,374.73, Deposit Account £280,735.82

10. CORRESPONDENCE

KALC - Chairmanship Conference 2018: 13th December 2018

KALC - The Dynamic Councillor (C101/C111), 22 October 2018

M20 J3-5 Smart Motorway Scheme Weekend Closure M20 J4 Leybourne to J6 Maidstone & J7 Westbound from Friday 16 November (evening) to Monday 19 November (morning). Full Closure Kent County Council's 'Household Waste Recycling Centre (HWRC)

www.kent.gov.uk/wasteconsultation

KALC Community Awards Scheme 2019 – Nominations due 31 January 2019.

Decision sheet for Joint Transportation Board - 24th September, 2018 [Decision sheet details](#)

Request for defibrillator training – Cllr Cracknell said that a request came in asking for training. It was agreed that we should do this in the new year.

TMBC - Notice of Review and details of the current polling stations at www.tmbc.gov.uk/PDR - The Clerk was asked to respond saying that we were happy with the arrangements for Ightham Parish Council and that it was important to have a venue in the village for people to vote.

KALC AGM – 17th November – Ditton Community Centre.

AOB

Cllr Holden asked for details about the KCC Hearing on the Celcon proposal, has it been approved? Clerk to get details.

Cllr Cracknell reported that the Church were having a special service with the silhouettes on 11th November at 4pm. There will be a normal service at 10am.

The meeting closed at 9.55pm.

Signed.....Dated.....