



3/22

**MINUTES**

**MEETING OF IGHTHAM PARISH COUNCIL HELD ON Tuesday 15 February 2022 at 7.30pm at Ightham Village Hall**

**Present: Cllr Willingham (Chairman), Cllr Holden (Vice Chairman), Cllr Clark, Cllr Emmett, Cllr Fielder, The Parish Clerk, Borough Cllr Betts, County Cllr Rayner and 2 members of the public**

1. **APOLOGIES FOR ABSENCE** - Cllr Burgham, Cllr Hall, Cllr Hogarth, Cllr Mitchem
2. **DECLARATION OF INTERESTS** - None
3. **MINUTES** - Minutes of the Meeting held on Tuesday 18 January were approved and signed with 2 amendments made in manuscript and minutes of the Extraordinary meeting on Tuesday 1<sup>st</sup> February 2022 were approved and signed with one manuscript amendment.
4. **PUBLIC**

A resident in Ivy Hatch gave a short presentation on the support group that she has set up on autism to raise awareness and ask for some financial help and ideas.

The resident is a retired teacher who has a son with autism and set up a support Group in January 2020. The first meeting was at the Hutch Deli and one parent attended, since then, the group has grown exponentially to 70 members in West Kent. Meetings are held once a month in the Church centre, the group have had lots of speakers and have helped parents to access help and support each other. Having autism is very challenging as children have a wide range of difficulties, it is a genetic disorder with no cure. Mrs Goodman doesn't charge members but is looking for sources of funding to help with hire of the Church room and to pay for speakers. Some parents have made donations but there isn't a steady source of funding.

Cllr Emmett suggested approaching The Rotary Club in Malling and Grange Park School at Wrotham. Cllr Holden suggested Sevenoaks Round Table and registering the group as a Charity.

Cllr Rayner said that if the Parish Council were offering a donation, he would also contribute.

A resident of Old Lane attended to request that the surface of Old Lane is not tarmacked as it would encourage vehicles such as quad bikes. It is a quiet safe lane which is used by horses and dog walkers. Previous attempts to restore the surface have failed due to the water running down from the spring. The raised drain covers are a problem and the Clerk said that these have been reported. It was noted that flooding at the bottom of Old Lane is a problem, it was draining quite well into a ditch but this has now been filled in.

Cllr Willingham said that the lane should be maintained by KCC but they are lacking in funds, we have already reported the ruts near to the junction with Redwell Lane which are quote dangerous and need attention.

Cllr Emmett said that the water that comes through Ferndale comes under the road from Nutfields. He previously suggested that a post could go in to stop vehicular access, but this would mean de-classifying the road.

Cllr Willingham gave thanks and said that we were aware of the issues

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



**5. UPDATE FROM BOROUGH COUNCILLOR, COUNTY COUNCILLOR**

Cllr Betts said as part of his portfolio as cabinet member for climate change, he is trying to promote tree planting to tie in with the Queens Jubilee and will be donating a Woodlands Trust tree planting kit to all his wards. The kit has 15 trees and will help people to focus on tree planting. Tonbridge is planting 1,000 trees.

Update on Local Plan – The Call for sites has closed and all sites are now being assessed in detail. 100's of sites that have been put forward. A report is being published on Monday and will go to PTAB. Cllr Willingham questioned the number of sites put forward as he is aware that many local parishes didn't put any sites forward. Cllr Rayner said that local developers put lots of sites forward.

Garden Waste – TMBC are in talks with Urbaser about resuming the garden waste collection. Some of the brown bins in Ightham have already been emptied in the second "one-off" collection. TMBC have achieved top borough in Kent for recycling and Ightham is the third best Parish in TMBC.

Another round of Solar Together has been launched today and letters will go to all TMBC residents. The aim is to get as many people to get together to tender for solar panels, batteries and storage as the more people involved will achieve a cheaper deal. The more people that can generate their own power the better it will be especially with increasing energy costs. It will also be advertised.

TMBC have got together with KCC and the Police for Operation Assist to deal with fly tipping. The aim is to stop vehicles illegally disposing of waste and they have already stopped several vehicles and will prosecute.

TMBC has just taken delivery of their first electric vehicle that will be used for enforcement tasks. It is also carbon neutral. 32 electric vehicle charging sites will be installed in the borough in Spring.

Cllr Clark asked whether solar panels need planning permission in a conservation area? Cllr Betts said that it would depend on circumstances, but it would be part of the site survey.

Cllr Rayner reported that he was trying to get Kent Highways to asphalt Old Lane entirely and arrange proper drainage and was under the impression that it could be used as a cut through? The engineers are due to do an assessment in April but no money has been committed. Cllr Emmett said that the lane should be reinstated to a degree for walkers but not for vehicles. Cllr Rayner said that the engineers would not work like that, as they work to a code, and it would either be done properly or left as it is.

Cllr Emmet said that we just wanted to make it safe. Cllr Rayner said that some of the resident at the bottom of the lane wanted a solution for the drainage and that there was some money available for this. Cllr Holden asked whether a solution would be to redesignate Old Lane as a bridleway? Cllr Rayner said that there would have to be a consultation with all residents and users and reclassifying a BOAT to bridleway in his experience, is likely to have objections. You don't have to live there to object.

It was noted that the section from Redwell to Woodford is badly eroded with a difference in height from the Lane and the drain covers.

**6. MATTERS ARISING**

**Highways & PROW Matters** - Cllr Clark asked about maintenance of the verge opposite the Busty Lane as it needs some attention, the Clerk will report. Mill Lane is covered in mud, but it was noted

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that this would be the responsibility of the contractors. Pothole near the footpath on Mill Lane. Pothole outside Eaglehurst. Pothole around manhole cover by Cricket Club.

**Ightham Football Club** – Pitch Levelling - Nothing to report.

**Tennis Club** – Update – Nothing to report.

**Busty Stream** - Update - Nothing to report. Cllr Holden noted that Greenacres are putting up a substantial fence, but this would not affect the stream.

**Recreation Ground** – Fencing - Tyrells booked to do repairs.

**Seat repairs** – Cllr Willingham to order the timber for the seat at the junction Spring Lane and A25 (White Post)

**Village Hall** - Update - At a committee meeting last week, it was agreed that they would go ahead with the solar panels, they have a revised price for a battery but it isn't much cheaper. The Clerk said that the grant funding would need to be spent so the panels should be ordered soon and the Parish can organise the payment.

**Coxcombe Fair & Queens Jubilee**– Update - Coxcombe – The Clerk has confirmed the terms of the parish funding to the Trustees, and we have received details of the expenditure. To date, we have paid £2k and this will be spent on event insurance, first aid, a lottery permit, and the stage. The Committee have received a quote for adverse weather insurance, this seemed to be good value and The Parish Council thought that it would be sensible to insure against the risk. The Parish Council agreed that it would not seek reimbursement of moneys spent if the Fair had to be cancelled.

**Allotment** – Trees and replanting – Cllr Emmett said that he would like to confirm that Robin Hill is not being sold with the benefit of the allotment, the land is entirely separate from the house. The allotment land has now been separated and fenced off and screened with mixed hedging. There are 3 residents who have now expressed an interest in renting the land however it was noted that there would be difficulty with access due to the ground levels and hedging. The future of the management of the land will be discussed at the March meeting.

**Trees** – Cllr Clark reported that 3 trees have been planted in the recreation ground, unfortunately, one has had to be moved as it was too close to the water main.

**Bus Shelter** Back Lane – The bus shelter is now officially ours. Cllr Willingham has received a quote for replacing the polycarbonate for £800 plus VAT, it was agreed that we would go ahead. Cllr Willingham will ask the painter to paint the ironwork (and the barrier at the village hall at the same time.) The Clerk will add the shelter to the asset register and will notify our insurers when the renewal is due.

**Map** – Cllr Mitchem has managed to get a replacement map for the board opposite the George & Dragon, Cllr Willingham has ordered a new polycarbonate screen which will be approx. £50.

**Trees** – Cllr Willingham asked where we should plant the trees donated by Cllr Betts. Jubilee crescent was suggested. We should let villagers know to see whether they want to do anything.

**Ravenhill Memorial** – Update – Nothing to report.

**Churchyard and Parish Magazine** - We have been approached by the Treasurer of St Peters for a contribution towards printing costs of the Parish magazine. The magazine used to be put together by volunteers. Now it is in colour and is printed professionally so production costs have escalated and revenue from advertising and membership is down. St Peters are asking for £1,600 per year to help with the printing costs. As they have relied on goodwill of volunteers in the past and the Parish Minutes are included in the magazine, and it was agreed that we would contribute towards the 2 bumper editions at a cost of approx. £1,500 per year. It was agreed that we would send a payment for £1,500 now out of our 21/22 income for the 2021 costs and a further payment in June for 2022. It was noted that PC also pay towards the maintenance of the Churchyard and have an annual budget of £7,500.

**Donation** – It was agreed that we would donate £500 to the Autism support group.

## 7. PLANNING

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**7.1 Planning Applications**

**TM/22/00094/RD** – Brackenwood, Pine Tree Lane, Ivy Hatch, Sevenoaks, Kent TN15 0NJ  
Details of condition 3 (landscaping and boundary treatments) pursuant to planning permission  
TM/21/00083/FL (Conversion of existing residential outbuilding to provide a single dwelling, including  
access, landscaping and parking).

**TM/22/00066/LDP** - The Groom, Chart Farm, Styants Bottom Road, Seal Chart, Sevenoaks Kent  
TN15 0ES. Lawful Development Certificate Proposed: erection of a 4m deep rear extension.

**TM/22/00108/TRD** - 61 Nutfields, Ightham, Sevenoaks, Kent TN15 9EA. Details of conditions  
(replanting) submitted pursuant to TM/21/02716/TPOC (T1 small Judas to remove).

**TM/21/03362/FL** – Ladywood, Coach Road, Ivy Hatch, Sevenoaks, Kent, TN15 0HD – Erection of  
front boundary gates, fencing and adjoining wall. “Providing there is adequate screening in front of the  
fence, we have no objection.”

**7.2 Planning Applications – APPROVED**

**TM/21/03157/NMA** – Longcroft, Oldbury Lane, Ightham, Sevenoaks, Kent TN15 9DE. Non-Material  
Amendment to planning permission TM/20/01413/FL: Insertion of a window in East elevation and  
change the new windows from white painted timber to white aluminium.

**TM/21/03247/TNCA** - Stone House, The Street. Ightham Sevenoaks, Kent, TN15 9HH. T1 Magnolia -  
Crown reduce to just below previous pruning points (3m), tree is massive for the garden and when  
pruned reacts with vigorous regrowth, so the aim is to reduce it slightly below previous pruning points  
to reduce the shade cast by the tree. T2 Damson - Crown reduce whole crown by approximately 2-  
3m. Getting very tall for the space so aim is to reduce it.

**7.3 Planning Applications – WITHDRAWN**

**TM/21/02543/FL** - 62 Nutfields, Ightham, Sevenoaks, Kent TN15 9EA. Retrospective application for  
remodelling of garden embankment.

**7.4 LOCAL PLAN** –Update - IPC response to Call for Sites has been submitted.

**7.5 MOTO Park** at Wrotham – We have received a request from Peter Gillin at Wrotham PC for  
funding for lawyers to oppose the MOTO application. Fees are estimated at approx. £13k in total.  
Several Parishes have been approached and will offer their support. It was agreed that we would be  
prepared to make a contribution.

**8. FINANCE & POLICY**

**8.1** The following accounts were submitted for payment: Proposed by Cllr Emmett and Seconded by  
Cllr Clark

**Online Transfers - Unity Trust Bank**

Parish Clerk Salary – (Standing Order)	£684.40
Gel Creative - (Standing Order)	£50.00
Zen Internet - Business Full Fibre 2 (Standing Order)	£46.20
Smurfit Kappa – Newspaper Bin rental village hall (standing Order)	£54.00
Anthony Edwards - Parish & Churchyard maintenance	£346.40
JH Service & Gardening – Grass Cutting - January	£tbc
Planet Plants – Trees and planting	£525.00
EDF – Electricity at Scout Pavilion	£655.54

**Cheques**

Parish Clerk Expenses & Reimbursements	£28.50
Norris and Fisher - Village Hall Insurance	£1,908.95

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



Autism donation	£500.00
St Peters Church – Printing of the bumper editions of the newsletter 21/22	£1,500.00

**8.2** Review of Standing Orders, Risk Assessment and Policy Documents – The Clerk will circulate for approval in March.

**9. CORRESPONDENCE – (\* circulated prior to the meeting)**

KALC News \*

KALC CEO Bulletin 2021\*

Register of Electors 2022

Next KALC T&M Meeting - Thursday 24th February 2022 at 7.30pm – Cllr Emmett attending

TMBC Housing needs research

New Senior Development Obligations Officer for TMBC – New Planning person

**AOB** – Cllr Willingham reported that we had received no response from Stone Acre about removing the fallen tree in the Paddock. The Clerk was asked to write again, if it is not done within a couple of weeks we should remove it and recharge them.

Cllr Willingham has received a quote for a new carpark surface similar to that at Stone House for £88k. This includes taking up the existing surface, new baskets, new concrete edge to the sides and the new surface. It would have increased permeability and shouldn't be so prone to potholes. Due to the cost we would need to get further quotes.

The meeting closed at 10.10pm

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