

WEST KINGSDOWN PARISH COUNCIL

Minutes of the Planning Committee and Parish Council held on Wednesday 25th November Via Zoom due to Covid

Members of the Public and Councillors who wish to raise matters.**Brands Hatch :**

Mr Birley reported a Brands Hatch Liaison meeting had not taken place but he had requested one for the near future. Events that had taken place had been closed events with no spectators Brexit would also have an impact on some of the teams from abroad attending events in 2021 and more information would be available when the programme was issued.

Planning Minutes

Members of the Parish Council: Cllr J Watchorn (Chairman), Cllr I Bosley (Vice-chairman), Cllr Mrs P Bosley, Cllr Gray, Cllr G Christie, Cllr King, Cllr D Land, Cllr Mrs M Richards, Cllr Spiller & Cllr L Spencer .

Cllr Brazier, Cllr Fothergill, Cllr Parkin and Cllr Harrison (also Clerk)

1. Apologies for Absence: Cllr Holdstock

2. Declarations of Interest: There were no declarations of interest

3. Plans:

SE/20/03242/HOUSE : 80 Ash Tree Drive : First floor side extension with Juliet Balcony and dormer. Objection

SE/20/03232/HOUSE: 11 Millfield Road: Demolition of existing conservatory with rear single storey extension, first floor extension over garage, part conversion of existing garage, roof lights and alterations to fenestration. Comment

West Kingsdown Parish Council Wednesday 25th November 2020

Members of the Parish Council: Cllr P Bosley (Chairman), Cllr G Christie (Vice-chairman), Cllr S Gray, Cllr I Bosley, Cllr D King, Cllr D Land, Cllr Mrs M Richards, Cllr R Spiller, Cllr Mrs L Spencer, Cllr Mrs J Watchorn.

Apologies for Absence: Cllr Holdstock

Declarations of Interest: None were declared

Minutes of Previous Meetings:

The MINUTES of the Planning meeting held on Wednesday 28th October 2020 were submitted.

It was moved from the Chair that they be signed as a true record.

ALL IN FAVOUR

The MINUTES of the Parish Council meeting held on Wednesday 28th October 2020 were submitted.

It was moved from the Chair that they be signed as a true record.

ALL IN FAVOUR

The MINUTES of the Planning Council meeting held on Monday 9th November 2020 were submitted.

It was moved from the Chair that they be signed as a true record.

ALL IN FAVOUR

The MINUTES of the Planning and Finance Committee meeting held on Monday 16th November 2020 were submitted.

It was moved from the Chair that they be signed as a true record.

ALL IN FAVOUR

Any Urgent Business

The Chairman ruled that any business received since the despatch of the Agenda, by reason of special circumstances, be considered, in order to avoid any undue delay and have up to date information.

Diary Item: There were no diary items

Footpaths:

SD271 : Drain cover dangerous and no waymarker at Kingsingfield. Clerk to advise PROW.

SD267 It was reported by Cllr Richards that there is a metal arrow attached completely obscuring the footpath number the Clerk would report to KCC PROW.

Oaklands Close :

Photos had been sent to the office of contractors who had driven over the grass to carry out works to a bungalow facing the green. Whilst occasional driving over the grass cannot be avoided in certain circumstances, residents have been reminded not to do this frequently. A reply had been sent to the complainant to let them know the site will be monitored.

RECEIVED**Christmas lights:**

Lights have been ordered from Gala Lights and will be installed the first week of December, Confirmation of a date is awaited. The lights will be linked into the existing timers on the lam posts outside the shops in Hever Road.

RECEIVED**Finance**

A. Income and expenditure lists for November to be circulated to Members prior to PC meeting It was proposed by Cllr Land and seconded by Cllr King hat cheques totaling £6,664.07 should be paid

ALL IN FAVOUR**Entrance at the gamecock**

Three quotes have been requested and to date two replies have been received

First quote C Luke:

1. Dig out and remove all soil and small part of hedge row leaving tree.
- 2, Reset Road curbs to make entrance wider and edging curbs to form pathway for pedestrians.
- 3, Reset gate barrier back on new pathway (so you can still secure the car park).
- 4, Fill all areas with type one road stone and compact with a heavy vibrating roller.
- 5, Supply and lay wearing course tarmac to path and compact with a heavy vibrating roller.
- 6, Supply and lay a subbase tarmac to new entrance and compact with a heavy vibrating roller and a wearing course tarmac and compact with a heavy vibrating roller.

Leave site all clean and tidy for the sum of **£3,200+vat.**(this would also include the filling of the whole by the access road to the village hall that has a large pot hole)

Second quote Luke Lee:

On arrival place out barriers and signs before works we will use a cat and jenny to place underground utilities then remove hedge

Excavate soil and remove from site and remove radius kerbs, then reset on a 200mm concrete bed and also concrete haunch to hold in place

then form footway with concrete edgings also laid on a concrete bed and concrete haunch, then lay a ground + weed sheet over areas and lay up to 150mm of type one stone compacting in two separate layers then on then road section lay 60mm depth of AC 20mm of base course tarmac + compact, then lay 40mm depth of 10mm size DBM tarmac and also compact then lay 50mm depth of 6mm size DBM tarmac and compact on footway section also we will reset gate post to complete works.

Total cost = **£3,740 + VAT**

Diagram had been circulated to Members It was proposed by Cllr I Bolsey and seconded by Cllr Christie to accept the quote from Charlie Luke in the sum of £3,200 + Vat and the Clerk would advise him that works could take place.

ALL IN FAVOUR**Recreation Ground**

Cllr Land and Cllr I Bosley have visited the site with the report given by Wicksteed Play providers the following points have been raised

Repainting of large swings.

See Saw repaint on side panels

Tractor repaint

Slide tower, Slats to roof missing and needs replacement, couple of washers missing on grab handles.

Roundabout requires new inner triangle wedge £ 235.00 and one edging piece. Labour charge for this

Picnic bench requires one new seat as this has been snapped off

Inner gate to Play area, finger trap. To fix would require a piece of wood to bottom to reduce the trap hazard.

In General Gaps at tile joints create potential trip hazards, in addition, this could be resolved,

A. New tiles.

B. Wet Pour.

C. sticking the existing tiles to the concrete to prevent movement

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This was reported to Members by Cllr I Bolsey and agreed that Cllr Land and Cllr Bosley would relook at the site and see which jobs could be done in house and if not whether Wicksteed would need to be instructed, They would report back to PC with a schedule of works

AGREED

Website:

To Note training to allow the Clerk to put items on direct has not taken place to date due to lockdown restrictions but this will take place when restrictions have been relaxed. This is being offered free of charge

RECEIVED

Libraries:

Update from Cllr Brazier

After the initial lockdown during the Spring all of Kent's 99 libraries were closed. Major, town centre libraries were then progressively reopened, decisions being made on the basis of normal footfall and the suitability of the premises for social distancing. Now that that lockdown has returned a total of 27 major libraries are open for "select and collect" operation.. In theory lockdown ends during the first week of December but I don't think anyone currently knows what will happen with libraries.

West Kingsdown, along with New Ash Green and Hartley have been closed since, March and there are no current plans to reopen them. These are all small premises and unsuitable for proper social distancing so that, until conditions in our daily lives change radically, they will remain closed.

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English Rural Affordable housing

English Rural are still negotiating the option agreement. As mentioned previously, the Heaton's family solicitor has been slow responding to emails and phone messages. English Rural are chasing and believe we are hopefully nearly there. Once they have the agreement signed, English Rural can commission the required surveys and discuss with the Parish Council arranging a 'virtual' consultation event.

RECEIVED

Burial Ground:

Having contacted a recommended planning consultant, the company was forwarded the tree survey report, planning application that was withdrawn and the planner's response following pre application meeting. His response has not been positive for the scheme in its current form. His free advise has been as follows

We checked out the planning application that was withdrawn and I can understand why the application was not supported, through the pre app, the case officer seemed to suggest that they may be supportive of a woodland type burial scheme, however is this something you are not keen on pursuing?

I think a standard burial and removal of all the trees within the site would not be successful and I doubt that you would be successful if the existing scheme was appealed. So my suggestion at this time is not to pursue the current scheme in its current form.

The Arb consultant suggested a woodland burial with the retention of the main oak trees as an option and this could be a good compromise. Although I am not sure what sort of capacity you would have; you would need to seek some specialist advice on this. It would be worth doing this before you went much further with the scheme. Presumably it won't be worth proceeding with it, if capacity is limited?

There may also need some compensation scheme too, even with the woodland burial option. The Parish seem to have an extensive area of woodland within your ownership so this could be potentially deliverable. You could put forward a detailed management scheme to say improve the woodland over the next 30 years say. Obviously there would be a cost to this. I would recommend getting a 2nd opinion from another Arb consultant.

On the woodland burials, I understand these are becoming more and more popular as they are more environmentally friendly than traditional burials and cremations. In 12 years, by the time you envisage running out of capacity in your existing cemetery, woodland burials may well be in high demand. Or you could run the woodland burials alongside the traditional burials as an alternative?

An alternative site may be the way to have a burial ground in its current form or to look the current proposed scheme and revise.

A letter has been sent to local land owners and only one reply from St Clere Estate has been received

The trustees are taking the next 12 months to review land usage across the estate and I will add your letter to the information they will be considering. We will be back in touch within 12 months to discuss this further.

Members noted that the £52,000 received from CIL money for the burial ground extension would need to be used

by October 2023, being within the 5 years of receiving, this in accordance with SDC regulations

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It was agreed that a 2nd opinion would be sought from a tree specialist and also continue to explore the possibility of purchasing additional land.

RECEIVED

Village Hall update:

Flood defence measures are being considered by the Hall Committee.

Church Woods Update

Recent dormice survey had found two nesting in boxes

Old Shool update

Only users currently using the site are pre school due to lockdown restrictions

Newsletter items.

Garden waste and bags available

Festive lights

Matters arising

No matters arising

Dates of Next meetings in

The date of next Parish council Meeting December to be 16th December. with no GP this month (virtual)

General Purpose and Planning Committee Monday 4th January 2021 (virtual)

Finance Committee : Monday 11th January 2021 – Precept meeting

Meeting closed at 8.40pm