

EGERTON PARISH COUNCIL

The meeting of the Parish Council was held on Tuesday 7th July 2015
in the Committee Room of the Village Hall, Egerton at 8.00pm.

Present: : Richard King (Chairman), Peter Rawlinson (Vice Chairman), Jennifer Buchanan, Claire Foinette, Ambrose Oliver, Tim Oliver, Pat Parr Alison Richey , Rob Walker, Geraldine Dyer (Ward Councillor) and Heather James (Clerk).

10 members of the public were also present.

1. **Apologies:**
2. **Declarations of interest:** Richard King, Ambrose Oliver governors of Egerton Primary school. Alison Richey on committee planning application for Egerton Primary school.
3. The minutes of the meeting on 2nd June : The minutes were approved and signed as a true record of proceedings.

Proposed: Alison Richey, **Seconded:** Tim Oliver

4. Matters Arising from 2nd June 2015

a) **Footpaths and stiles:**

Report for month given to Councillors.

Green Wickets- Richard has been to KCC and spoken with the new footpath officer who deemed the proper way forward would be to re-route the footpath away from Green Wickets but as this would cost in the region of £2000 it does not seem likely to happen. Richard is to request a meeting with owners of Green Wickets and KCC to try and resolve the issue.

Pat reported that of the two footpaths that should be cleared by KCC only one had been done.

Action: Richard King

b) **Highways:**

Richard has contacted Matthew Balfour of KCC about the chevrons at Brook Gate corner, he is yet to have a reply. Highways KCC have reported that a survey would need to be carried out before any works take place and this will cost £500, Richard is to contact Charlie Simkins to request the funding.

Action: Richard King

- c) **Village confines:** Peter will show village envelope when mapping drains and Parish plan booklet.

Action: Peter Rawlinson

- d) **Parish Plan:** Richard and Peter had a meeting with Chris Burgess(Chairman of Parish plan)and the booklet should be ready late September early October.

- e) **Community Governance:** The paperwork has been submitted to ABC showing preferred boundary change, the Clerk will report when the outcome is known.

Action: Clerk

- f) **Local Government Boundary Commission:** Richard has contacted the Chairman of Smarden PC and following discussions Smarden would prefer to stay within Ashford Rural West. Smarden PC and Egerton PC will submit the appropriate paperwork.

Action: Clerk, Richard King

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- g) **Queen's Arms Notice Board:** Thank you Bill for repairing the notice board, also Thank you to Scott and Alan James for fixing onto wall.
- h) **Hall Notice Board:** Claire will report after the next village hall meeting which Alison will attend to ascertain whether the notice board is required or not. **Action:** Claire Foinette, Alison Richey
- i) **Community Assets:** Richard is awaiting the return of the paperwork from the new people in the George, he also needs to source a large scale map to show exact position of the George. **Action:** Richard King
- j) **Village assets:** Peter has been around the village taking pictures of assets shown on the register, the Clerk has put these on file. There a few other assets within the Games barn and equipment to be photographed which Bill will under-take. **Action:** Bill Smyth
- k) **Affordable housing:** Alison contacted ABC and Sanctuary housing. Alison Richey reported that she had been in touch with both Sanctuary Housing and Ashford Borough Council and the procedure is as follows:
Sanctuary are made aware that a property has become or is becoming vacant. They then place this property on the choice based letting website, selecting various options such as number of bedrooms etc. Applicants have to be registered with ABC through the choice based lettings scheme in order to be able to apply.
When advertising, what should happen is that the Housing Association will set the advert as Hard To Let to allow under occupation of a property. This allows smaller households to view and bid for the property without meeting the typical bedroom eligibility criteria. Preference will then be given to those with the right bedroom criteria and a connection and then cascade to those with a connection but smaller requirement as long as they can afford the property. In the past, Ashford Borough Council admitted there had been hiccups and this box had not always been ticked and ABC had missed it when checking their advert or assumed that the Housing Association would not allow under occupation. They have assured the Parish Council that this will always been checked in future and that advertising and application will be consistent in all cases.
If there were no local needs people whatsoever, a Housing Association property may be re-advertised and then finally let to someone with no connection but the right bedroom eligibility. In terms of eligibility to apply, if someone has a local connection to a village with Local Needs properties, ABC will allow them to register with low or no priority regardless of housing need so that everyone gets a fair opportunity.
- A letter has been received from a villager, Alison explained the letter but did not mention any names or address'. Alison raised the question about Harmers Way property which is not being occupied, Alison is to check the rules and contracts of occupancy.
The Clerk and Alison will reply to the letter to the villager.
The Government is proposing that residents of affordable housing will be able to buy their house. If Egerton is encompassed in this act it would leave Egerton with a lack of affordable housing. KALC feel there should be a rural exemption to this act. Egerton Parish Council are to contact Damian Green MP and KALC . **Action:** Richard King, Clerk

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- l) **Mobile phone signal:** Matt Smith is to take on work on behalf of the Parish Council for a survey to be carried out by EE for boxes to be placed around village to improve signal. The Clerk is to reply to an email from EE about the survey and will keep Matt informed. **Action:** Matt Smith, Clerk
- m) **Insurance Renewal:** The finance committee are to meet to discuss the renewal of insurance policy from Came and Co and also a new proposal from Zurich. The policy is due to run out on 31st July so the Committee will make the decision as to which is the best policy to go with. **Action:** Finance committee

5. Correspondence

*The good councillor's guide 4th edition **each Cllr was given a copy**
 Wicksteed inspection- **Jennifer Buchanan, Bill Smyth, Clerk to attend**

Note

KALC/PCC/Chief Constable/SECAMB event: All 2/6- **Claire to attend**
 June freebies Foxy lady: All 9/6
 Leader briefing note-Hubert fountain: All 9/6
 Phishing emails: All 9/6
 CPRE free community energy workshop: All 9/6
 Leader briefing notes-must see vineyards: All 16/6
 Leader briefing notes-National Tourist symposium: All 16/6
 KCC Consultation on Kent's drainage: All 18/6
 KALC Councillors conference 24/7 : All 23/6
 Meet the funder event: All 25/6
 Corido commemorative bench: All 25/6
 Rural affordable housing event: All 25/6- **Rob to attend**
 Flood warden training: All 30/6

Web Items

Wealden Wheels report by Tim Lee: posted 16/6

6. Accounts:

Approval of the accounts for the month, for cheques to be signed and Internet transfers to take place.

Proposed : Rob Walker; **Seconded:** Pat Parr;

Expenditure		Cheque No	£
Mrs P Harper	Plants on Glebe	1302	82.50
KALC	Good Councillors guide x 9	BACS	12.06
Printbig	newsletter	BACS	285.00
Telecottage	BT telephone	BACS	70.51
KALC	2 x attendance	BACS	50.00
Donation	Village hall improvement	BACS	102.00

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Mrs H James	Stationery/Roses	BACS	35.94
Mrs H James	Clerk salary July	BACS	623.30
HMRC	July	BACS	174.95
Jim Steers	cleaning	1302	231.70
			1,667.96

Income			
Donation	Pre-school move	500021	946.00
Wealden Wheels	Return of ½ donation	500022	500.00
Donation	Pre-school move	500023	164.00
Donation	Pre-school move	500024	100.00
Donation	Village hall improvement	500025	102.00
			1,812.00

Bank Reconciliation as at Balance as at 29th May 2015 = £30,993.30 Less un-presented cheques as follows:

Wealden wheels	Donation	1298	1,000.00
Parish magazine	Donation	1299	30.00
			1,030.00

Actual balance = £29,963.30 as at 29th May 2015

7. Public Discussion

Richard King closed the meeting at 9.00pm for the public discussion, the meeting re-opened at 9.10pm.

8. Planning

Planning applications submitted to Ashford Borough Council this month for Egerton Parish Council to consider and decisions recently taken by ABC to be noted, details of which may be accessed on line at: http://www.ashford.gov.uk/online_planning/ Individuals may also register via the website with ABC to receive regular alerts of new applications and decisions.

New:

15/00860/AS	Egerton	Weald North	Land north of Wanden Mead, Wanden Lane, Egerton, Kent Change of Use of Land for the Stationing of a Mobile Home for use as a Staff Mess/Staff Welfare Unit by Agricultural Staff (Revised scheme to planning approval 15/00474/AS).
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Support

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When the discussion on the planning application for the Primary school started members of the public wished to voice their views so Richard King closed the meeting again at 9.22 so the public could join in the discussions, the meeting was re-opened at 9.35.

15/00832/AS	Egerton	Weald North	<p>Egerton Church of England Primary School, Stisted Way, Egerton, Ashford, Kent, TN27 9DR</p> <p>New pathway and front pedestrian access to school to meet up with the existing road crossing. Construction of a pre-school building to front of school.</p>
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Support 8-1 with comments.

Measures should be taken to prohibit parking in Stisted Way and nearby to school. Parking should be in the nearby Millennium Hall Car Park.

15/00817/AS	Egerton	Weald North	<p>11 Stevens Close, Egerton, Ashford, Kent, TN27 9DZ</p> <p>Erection of a two storey side extension including a conservatory to rear; dormer window to front and hardstanding to front</p>
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Support

15/00771/AS	Egerton	Weald North	<p>Newlands Green, Mundy Bois Road, Egerton, Ashford, Kent, TN27 9ER</p> <p>Change of use of converted outhouse to holiday let</p>
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No objection

<p>15/00374/AS Withdrawn By Applicant</p>	Egerton	Weald North	<p>Newlands Green, Mundy Bois Road, Egerton, Ashford, Kent, TN27 9ER</p> <p>Removal of condition 5 (ancillary use) on planning approval 04/01046/AS (Alterations to existing garage block to provide ancillary accommodation to the main dwelling house (Revised scheme) to allow building to be occupied as a dwellinghouse separate to the main dwelling.</p>
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Awaiting decision:

TOWN AND COUNTRY PLANNING ACT 1990

**Use of the land for stationing of caravan and erection of summerhouse in field
Land south of junction with Bedlam Lane and, Wanden Lane, Egerton, Kent**

I acknowledge receipt of your recent communication concerning the above.
Your enquiry has been passed to the Planning Compliance Team who will look into the matter and contact you in due course.

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15/00304/AS	Egerton	Weald North	<p>The Barn at, Box Farm, Bedlam Lane, Egerton, Ashford, Kent, TN27 9BY</p> <p>Removal of conditions 2,3,4 on planning permission 02/00126/AS to remove rental restrictions on time periods and restriction to holiday let</p>
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Geraldine reported that owner wishes to take decision to planning committee, The Parish Council agreed with Geraldine to support.

15/00204/AS	Egerton	Weald North	<p>Land East of Orchard Nurseries, Stonebridge Green Road, Egerton, Kent</p> <p>Roof extension and single storey side extension to agricultural office and change of use to 2 bed holiday let</p>
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Lois is to attend the planning committee meeting on behalf of the Parish Council.

14/01378/AS	Egerton	Weald North	<p>1 Woodlands Farm, Newland Green Lane, Egerton, Ashford, Kent, TN27 9EP</p> <p>Repairs to structural timber frame; replacement of ground floor; replacement of windows with new; installation of 1no. new window opening to South elevation; replacement of window to West elevation with French doors; installation of rooflight to catslide; reinstatement of plinth &; weatherboarding; re-erection of internal partition walls.</p>
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Decided planning applications:

15/00151/CONA/AS Permit	Egerton, Charing	Weald North, Weald Central	<p>Land adjacent to White House, Field Mill Road, Egerton, Kent</p> <p>Discharge of conditions 4</p>
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14/00414/CONA/AS Permit	Egerton	Weald North	<p>Watersheet Farm, Bedlam Lane, Egerton, Ashford, Kent, TN27 9DA</p> <p>Discharge of conditions 6, 7 &; 8</p>
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15/00575/AS Listed Building Consent	Egerton Weald North	Grant Consent	<p>Rockhill House, Rock Hill Road, Egerton, Ashford, Kent, TN27 9DP</p> <p>Removal of modern cupboards, existing &; erection of new partitions to ground floor; alterations to floors in inner hall, new laundry/boot room, new kitchen, including provision of limecrete.</p> <p>Reception 1, provision of limecrete. SW window removed to laundry/boot room. NW opening formed. Door to existing bedroom 4 fixed shut</p>
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15/00558/AS Permit	Egerton	Weald North	4 Stevens Close, Egerton, Ashford, Kent, TN27 9DZ Two storey rear extension
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15/00474/AS Permit	Egerton	Weald North	Land north of Wanden Mead, Wanden Lane, Egerton, Kent Change of Use of land for the purposes of stationing a mobile home to be used as a staff mess room/welfare unit for agricultural/farm staff
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15/00514/AS Withdrawn By Applicant	Egerton	Weald North	Barn, Forstal Farmhouse, Forge Lane, Egerton, Kent Conversion of barn to two bedroom dwelling and demolition of existing barn to create ancillary outbuilding
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Due to the amount of time it took to discuss planning issues Richard requested that if any items under AOB could be deferred to the next meeting this would be helpful.

AOB

- Speeding cars within the village- Ambrose
- Planning application for house at Jesse's Farm-Alison
- Raising money for the village after the fete-Alison
- Notice board on Glebe
- Path clearing **The Clerk is to send a letter to Sarah Widd to Thank her for her hard work in clearing path on the Glebe.**
- Green Thumb **The Clerk is to contact Green Thumb to ask them to justify large rise in costs of services.**
- Ambrose- leak in road **Peter will check if this is a leak or a spring.**
- Skate board park and play area
- Local housing
- Trees in lower rec-Jennifer **The Clerk is to contact Ben Hope about the netting around trees.**
- Broadband speeds. BT infinity-Jennifer
- Mobile phone coverage
- Operation stack-Peter
- Pat has had a request from a villager to plant some flowers on the Glebe. **The Council agreed to this.**
- Fete- **Richard is to write to Stephen Fooks (Chairman of Fete) to thank him for all his hard work.**
- Lorry sign obscured-**Bill will ask owner of The Cottage to clear.**
- Finger post has been painted. **The Clerk will write a letter of thanks to Mr Wilkie.**
- Hedging on Rock Hill Road. **Tim will contact home owners at Parish Hall Gardens.**

The meeting closed at 10.37pm

Next meeting: Tuesday 4th August 2015 at 8.00pm