

# EGERTON PARISH COUNCIL

The meeting of the Parish Council was held on Tuesday 4<sup>th</sup> September 2018  
in the Committee Room of the Village Hall, Egerton at 8.00pm.

**Present:** Richard King (Chairman), Peter Rawlinson (vice Chairman), Jennifer Buchanan, Graham Howland, Ambrose Oliver, Tim Oliver, Pat Parr, Geraldine Dyer (Ward Councillor) and Heather James (Clerk).  
3 members of the public were present, also Lois Tilden planning advisor.

1. **Apologies:** Claire Foinette- holiday, Rob Walker-working
2. **Declarations of interest:** Pat Parr- Gift of land
3. The minutes of the meeting on 7<sup>th</sup> August 2018: The minutes were approved and signed as a true record of proceedings.  
**Proposed:** Tim Oliver; **Seconded:** Pat Parr

Richard opened the meeting and welcomed Graham as newly co-opted member of the Council, following the death of Alison Richey. Graham will be a co-opted member until the main elections in May 2019.

Richard closed the meeting to allow members of the public to discuss the planning application for Bramley Farm.

Richard opened the meeting.

4. **Matters Arising from 7<sup>th</sup> August 2018**
  - a) **Report No. 101 of the Egerton Footpaths Representative – September 2018**

#### **Outstanding Footpath Issues:**

1. **PROW 351390.** AW20. Richard reported a fallen tree along the Stour Valley Walk towards the boundary between Egerton and Pluckley, near Tram Hatch. *Awaiting Allocation.* Note: reported on 22 May 2018. **Richard reported that the landowner had cleared the tree away.**
2. **PROW888717.** (Jennifer). Reported 29<sup>th</sup> May. Broken stile on AW89 Rockhill Road to Link Hill Lane. The stile nearest Link Hill Lane is wobbly and needs repair/replacement. *Awaiting Allocation.* Note: reported on 29<sup>th</sup> May 2018.

#### **New Footpath Issue:**

1. **PROW981700.** (John Bunyard). Reported 14<sup>th</sup> August. AW64 Opposite Egerton House, right hand side of large field. Dangerous stile at top of steep slope. Wobbly, plus sloping downwards making it dangerous to keep balance. To make matters worse a large branch has fallen towards this stile. Asked KCC to treat it as urgent.

b) **HIGHWAYS**

**New Highways Issues:**

1. **ABC.** (Peter). Damaged road nameplate "Stonebridge Green Road" damaged by a meeting of two vehicles onto the footpath! Reported to Ashford Borough Council on 10<sup>th</sup> July. Geraldine spoke to ABC, it is in hand. **A new sign is in place.**
2. **371057.** (Heather). Damaged road sign at Pembles Cross. Still *Works being programmed.*

Peter suggested the Clerk write to KCC highways to thank them for all the works that have been carried out around the village instead of only putting in complaints. **Action** Clerk

- c) **Entrance signs/Village gateways:** Pat and Julian Swift had a meeting with Darren Hickman KCC which Pat reported went very well. Whereas the previous people from KCC had been negative about certain parts Darren would be happy for the signs to be cast iron, there to be a gate at Mundy Bois rather than just a sign post, that the gates at various locations could be angled slightly. Darren will provide Julian with all relevant information.

- d) **Mobile phone signal:** Peter has compiled a report and will be submitting shortly.

**Action:** Peter Rawlinson

- e) **Notice boards:** Richard will contact Julian Swift.

**Action:** Richard King

- f) **Gift of Land/Older people's accommodation:** Richard has asked Lois to be part of the group to move this item forward. Richard, Peter and Lois are to meet with Hallett & Co solicitors to discuss Heads of Terms and discuss with Gary Reeve Wing form Court Royal housing who specialise in these sort of properties. Richard will report following the meeting. The access from New Road to the new properties is still being looked in to.

**Action:** Richard King

- g) **Play area:** Jennifer and the Clerk had a meeting with Wicksteed representative to carry out an inspection of the play area, skate-park, basket-ball area and other areas within the rec. Jennifer has continued to provide risk assessments. One area which Jennifer had highlighted and that the Wicksteed report noted was the need to replace the platforms either side of the rope bridge. The Clerk will contact Tim Kent for a quote to carry out the work. Recently one of the cradle swings got broken and was replaced, now the second cradle swing is showing wear and it will be necessary to replace it. The Clerk will order a new one from Wicksteed. A rope has been attached to a large branch on the tree next to the basket-ball hoop. This will need to be removed, Graham will look into this. The swing chains only have one link through the hasp at top there should be two links, Graham will look into this. **Action:** Graham Howland, Clerk

- h) **GDPR:** General Data Protection Regulation. The Clerk had a meeting with two representatives from Satswana who looked into GDPR within the Clerks workings for EPC. The report gave EPC a big tick with only a couple of areas needing to be upgraded. The Clerk will await the report and circulate to Cllrs.

**Action:** Clerk

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- i) **Letter from Jim Stears:** Jonathan Elworthy has set out an agreement for Richard and the Clerk to check. Richard read it out and Lois wondered if she could have a copy to check. The Clerk will email a copy to Lois. Once all are happy with the wording a draft copy will be sent to Jim and other Cllrs.  
**Action:** Richard King, Clerk
- j) **Village sign opposite Barrow House:** The Clerk will check with Rob to see if he has made contact with Julian Mills to obtain a quote for the new post. If he has not had time the Clerk will contact Julian direct.  
**Action** Rob, Clerk
- k) **Vacancy:** This has been filled by co-opting Graham.
- l) **Sweet chestnut tree:** The Clerk has received two quotes. One for the sum of £880 and one for £380, as both tree surgeons had quoted for the same work to be carried out EPC opted to accept the lower price. The Clerk will advise the contractor.  
**Action:** Clerk
- m) **Broadband in Mundy Bois area:** The Clerk has had another meeting with George Chandler and Lucy Alesbrook KCC to see if faster broadband could be brought to Mundy Bois. George explained that at the end of September his contract will either end or be extended so until that time there will be no further developments. The Clerk will keep in contact with George and Lucy and report at the October meeting.  
**Action:** Clerk
- n) **Parish land:** Ambrose noted that in the past some Parish land had been sold to various people mainly for extending gardens. He hoped this was not something that would become the norm.
5. **PCSO:** No report this month
6. **Neighbourhood Plan Update:** Lois updated all on progress. The new web site is up and running, all news items will be posted onto the site to keep residents up to date with the Neighbourhood plan committee. Lois asked if the NHP web site could be linked to EPC web site. The Clerk will check with Malcolm Laws.  
**Action:**Clerk
7. **Sale of shop:** Richard reported a meeting of the steering group had been held on Wednesday 29<sup>th</sup> August when discussions meant that the open meeting to be held on 6<sup>th</sup> September would need to be postponed. There may be an offer in the pipeline for someone to buy the shop, Richard and Alison Robinson are in discussions with Colin and Fraser. At this time the provisional pledges offered do not amount to enough if the Community wish to purchase the shop if the other offer doesn't go ahead. The independent valuation has taken place and the report will be forthcoming.
8. **Storage unit for equipment:** The Clerk outlined an idea for a building to house all equipment used by various clubs within the village to be erected somewhere on the recreation ground, possibly near or next to the Games Barn, Cllrs voted unanimously in favour. The Clerk will contact clubs to ascertain how much equipment would need to be stored so plans could be drawn up for a large enough building. It will need to be decided where the building would be placed and how it would be funded. A site visit will be undertaken initially by Richard, Tim and the Clerk.  
**Action** Richard King, Tim Oliver ,Clerk

9. **Correspondence**

All circulated by email in advance unless marked with a \*

**Action**

Drones in the Countryside- Geraldine sent 28/8 **Peter had submitted a form for the consultation privately but offered to submit a form on behalf of PC.** **Action** Peter Rawlinson

**Note**

Kent Downs AONB What's on this Summer?: All 9/8  
Dementia Ask the experts event - 28th September 2018: All 9/8  
Community Resilience Workshop - Saturday 6 October: All 14/8  
CPRE Rural affordable housing - a major campaign success: All 14/8  
Government shale gas exploration and production planning consultations: All 14/8  
Message for Ashford Health Network members': All 16/8  
Leader's Briefing Note no 62 on Fly Tipping: All 16/8  
NALC LCR Autumn 2018 Survey: All 16/8  
Event Announcement: Chairmanship Conference 2018, 13 December 2018: All 16/8  
Councillors Commission Roundtable event on 6th September 2018: All 21/8/2018  
Parish Briefing No 63 - ABC Newshub: All 21/8  
Ashford Town Centre Consultation: 21/8  
Event Announcement: Community Resilience Workshop, 06 October 2018: All 23/8  
Kent PCC August 2018 Newsletter: All 28/8 **Pat noted that safer in Kent had money available and wondered if EPC could apply for some for CCTV. Pat and Peter will look into this.**  
Emergency Services Day: All 30/8  
Leader's Briefing – Development Update Provides the Latest Planning Update: All 4/9 **Richard noted that Gladmans development have had many of their planning applications closed off by ABC**

**Web Items**

July minutes  
September agenda  
Draft August minutes

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**10) Accounts:**

Approval of the accounts for the month, for cheques to be signed and Internet transfers to take place.  
**Proposed** Peter Rawlinson, **Seconded:** Graham Howland;

Expenditure		Cheque No	£
J Parker Dutch bulbs	WI + Glebe planters	1328	71.94
Mrs H James reimburse	Goods	BACS	48.17
Mrs H James	September salary	BACS	685.94
HMRC	September	BACS	198.94
			<b>1004.99</b>

Income			

**Bank Reconciliation** Balance as at 30<sup>th</sup> August 2018 £7,865.31 less un-presented cheques as follows:


**Actual balance = £7,865.31 as at 30<sup>th</sup> August 2018**

**Accounts for Egerton update magazine**

Expenditure		Cheque No	£

Income			

**Bank Reconciliation** Balance as at 30<sup>th</sup> August 2018 £5,231.95 Less un-presented cheques as follows:


**Actual balance = £5,231.95 as at 30<sup>th</sup> August 2018**

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**Accounts for Village projects**

Expenditure		Cheque No	£

Income			
Donation	Pre-school	500097	119.00
Donation	Pre-school	500098	88.00
Interest			0.81
Donation	Hall extension	500099	110.40
			<b>318.21</b>

**Bank Reconciliation** Balance as at 30<sup>th</sup> August 2018 £19,398.95 Less un-presented cheques as follows:


**Actual balance = £19,398.95 as at 30<sup>th</sup> August 2018**

Village Projects fund	
Pre-school move	= £10,439.15
Village Hall	= £ 8,959.80
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Total =	£19,398.95

**Accounts for Neighbourhood Plan**

Expenditure		Cheque No	£

Income			

- a) Total Budget and Precept 2018-2019 £35,670  
Actual amount spent to date is £13,397.68

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**11) Public Discussion**

Richard King closed the meeting at 8.06pm for the public discussion, the meeting re-opened at 8.45pm.

**12) 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/](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:**

<a href="#">18/01257/AS</a>	Egerton	Weald North	<b>Burscombe Farmhouse, Coach Road, Egerton, Ashford, Kent, TN27 9BB</b> Prior approval for change of use of agricultural barn and land within its curtilage to two dwellings
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**No comment**

<a href="#">18/01257/AS</a>	Egerton	Weald North	<b>Burscombe Farmhouse, Coach Road, Egerton, Ashford, Kent, TN27 9BB</b> Prior approval for change of use of agricultural barn and land within its curtilage to two dwellings
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**No comment**

<a href="#">18/01258/AS</a>	Egerton	Weald North	<b>Burscombe Farmhouse, Coach Road, Egerton, Ashford, Kent, TN27 9BB</b> Prior approval for change of use of agricultural barn and land within its curtilage to three dwelling
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**No comment**

<a href="#">18/01239/AS</a>	Egerton	Weald North	<b>Lark Hill Barn, Link Hill Lane, Egerton, Ashford, Kent, TN27 9BG</b> Proposed single storey side extension and erection of a garden shed (part-retrospective)
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**No Comment**

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<a href="#">18/01206/AS</a>	Egerton	Weald North	<p><b>Agricultural Building known as Tyler Barn, Old Harrow Farm, Link Hill Lane, Egerton, Kent</b></p> <p>Prior approval for associated operational development in accordance with prior approval 17/01181/AS (Prior approval for change of use from agricultural barn and land within its curtilage to one dwelling house)</p>
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**No comment**

Hi Heather, Just checking whether you have spotted this Planning Application in Boughton Malherbe - 18/503546/FULL. Application is for a wedding venue on Southerndon Road comment parking for 750 vehicles! We think it is actually an application to hold large events such as music festivals. The property is close to the border so if approved it will impact on Egerton Parish roads as well as ours. Regards Chris Hume Parish Clerk Boughton Malherbe

**Lois has raised an objection on behalf of EPC and will contact Boughton Malherbe**

<a href="#">18/01086/AS</a> Full Planning Permission	Egerton Weald North	<p><b>Bramley Farm, Stonebridge Green Road, Egerton, Ashford, Kent, TN27 9AP</b></p> <p>Demolition of mixed agricultural barns, stables &amp;; feed shop and construction of new agricultural barn and integral stables</p>
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**Geraldine will contact the planning officer re: drainage and possible flooding issues.**

**Lois suggested not to object to the barn but to put conditions forward to ABC relating to drainage. Lois will comment on behalf of EPC**

<a href="#">18/01160/AS</a>	Egerton	Weald North	<p><b>Lark Hill Cottage, Link Hill Lane, Egerton, Ashford, Kent, TN27 9BG</b></p> <p>Demolition of existing conservatory and construction of new single storey side extension and new first floor balcony, extension to existing dormers and new rooflight</p>
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**No Comment**

**Awaiting decision:**

<a href="#">18/01021/AS</a>	Egerton	Weald North	<p><b>Coldharbour Farm, Barhams Mill Road, Egerton, Ashford, Kent, TN27 9DD</b></p> <p>Prior approval for associated operational development in accordance with prior approval 16/00507/AS (revision to approved design and appearance)</p>
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<a href="#">18/01037/AS</a>	Egerton	Weald North	<b>1 Myrtle Cottages, Bedlam Lane, Egerton, Ashford, Kent, TN27 9BY</b> Erection of single storey rear extension to replace existing.
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<a href="#">18/00992/AS</a>	Egerton	Weald North	<b>Ten Acres, Coach Road, Egerton, Ashford, Kent, TN27 9BA</b> Prior approval of proposed change of use of agricultural building and land within its curtilage to dwellinghouse and associated operational development
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<a href="#">18/00977/AS</a>	Egerton	Weald North	<b>Groom Farm Barn, Newland Green Lane, Egerton, Ashford, Kent, TN27 9EP</b> New detached double garage replacing existing outbuilding to domestic dwelling
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<a href="#">18/00897/AS</a>	Egerton	Weald North	<b>Barn west of Amherst Court, Bedlam Lane, Egerton, Kent</b> Proposed change of use of existing concrete framed barn to residential dwelling and change of use of land to residential use, with associated landscape enhancements .
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<a href="#">18/00282/AS</a>	Egerton	Weald North	<b>Little Mundy Farm, Green Hill Lane, Egerton, Ashford, Kent, TN27 9EY</b> Application for lawful development - existing - use of the main barn at Little Mundy Farm has continuously and solely been in agricultural use
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**Decided planning applications:**

<a href="#">17/00940/CONA/AS</a> Permit	Egerton	Weald North	<b>Rock Hill House, Rock Hill Road, Egerton, Ashford, Kent, TN27 9DP</b> Discharge of conditions: 2 & 3
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<a href="#">8/00604/AS</a> Permit	Egerton	Weald North	<b>Barn at Wanden, Wanden Lane, Egerton, Kent</b> Revised scheme to vary materials approved under Prior Approval 15/00500/AS for the windows to be white upvc and timber weatherboard cladding to be stained light brown (Retrospective)
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<a href="#">18/00750/AS</a> Permit	Egerton	Weald North	<b>Lark Hill Barn, Link Hill Lane, Egerton, Ashford, Kent, TN27 9BG</b> Change of use of land to domestic garden and construction of garden shed (retrospective).
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13) Any other business/information:

- Brambles behind hall-Claire **The Clerk has checked with Heber and strimming out at the rear of the hall is scheduled for next week. The Clerk will check when works have taken place.**
- Holiday for Clerk- **The Clerk will be away W/C 17<sup>th</sup> September for one week.**
- Christmas Fair on the Glebe- **8<sup>th</sup> December the Clerk will form a committee. Graham offered to help and reported that he has a tractor and trailer which he can get insurance for to cover rides for Father Christmas and children.**
- Welcome pack-Pat **A pack has been delivered to the new residents in De Nova, Forge Lane.**
- Red phone box Stonebridge Green use. **Richard reported that 2-3 years ago Cathy Hills, Jane Carr and Gale King thought more use could be made of the phone box. It was suggested that it could be set out to form a lending library. It is a worry that this might invite vandalism, Richard did not think this would be so. Richard will contact Jane, Cathy and Gale and see if they or any one else would be interested in sorting out a lending library. If anyone would like to take on the running of a lending library contact the Clerk at [clerk@egertonpc.kentparishes.gov.uk](mailto:clerk@egertonpc.kentparishes.gov.uk) . If the library is set up it could run for a year and then be reviewed.**

The meeting closed at 10.15pm

Next meeting: Due to the absence of both the Chairman and Vice Chairman on 2<sup>nd</sup> October the next meeting will now be held on Tuesday 9<sup>th</sup> October 2018 at 8.00pm