

SHADOXHURST PARISH COUNCIL

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MINUTES 377

Minutes of the Ordinary Parish Council Meeting held at The Village Hall on Wednesday, 8 October 2014 at 7.30 pm

PRESENT: Mr W Hollands (Chair), Miss M Smith, Mrs J Kozlowski,
Mr R Buss, Mr S Frost and Mr B Howe

PARISH CLERK: Mrs J Batt

BOROUGH COUNCILLORS: Mrs A Hicks

COUNTY COUNCILLOR: Mr M Angell

MEMBERS OF THE PUBLIC: There were no Members of the Public present.

1. APOLOGIES FOR ABSENCE

An Apology for Absence was received from Mr A Porter (work commitment),
Borough Councillor Mr P Davison and PCSO Gary Carr.

DECLARATIONS OF INTEREST

Declarations of Pecuniary Interest

Miss Smith declared a Pecuniary Interest in Planning Application No 14/01142/AS
as the owner of the property.

Declarations of Significant Interest

There were no Declarations of Significant Interest.

i) Updating of Declarations of Interest for the Code of Conduct

Councillors are reminded that they should update their Declarations of Interest with
the Monitoring Officer if necessary.

2. ACCEPTANCE OF MINUTES OF PREVIOUS MEETING

Minutes 375 of the previous meeting were accepted and it was unanimously agreed
that Mr Hollands should sign them.

Proposed Mr Buss Seconded Mr Frost

4. PUBLIC INTERVAL

There were no Members of the Public present.

5. MATTERS FOR REPORT ARISING FROM THE PREVIOUS MINUTES

There were no Matters for Report not covered on the agenda.

6. CHAIRMAN'S REPORT

Mr Hollands reported that the garage site has been named Oak Fields. He felt the Parish Council should have been consulted and councillors agreed. The Clerk will follow this up.

7. SHADOXHURST WEBSITE

Nothing to report

**8. VILLAGE HALL, PAVILION, RECREATION FIELD AND VILLAGE GREEN
Inspection of Village Hall following Hiring**

Mr Hollands in October, Mr Frost in November and Mrs Kozlowski in December.

Pavilion

Resolution: Councillors unanimously agreed to purchase 2 tables and 30 chairs for the Pavilion.

Village Green

The Clerk will contact the Dog Warden and ask whether he would support the installation of a dog bin on The Green.

Pavilion Roof and Ceiling

Mr Hollands is still trying to find a builder to quote for the repairs needed to the ceiling. The guttering needs repairing and Mr Hollands will organise this.

Field/Car Park/Play Area/Village Sign

Mr Hollands will arrange for the sign area to be weeded next week.

Registration of Village Green

We are still waiting to hear from The Land Registry.

Village Hall Litter and Recycling Bins

The black bin has disappeared and the Clerk has ordered another one from ABC.

Recycling Bins in Recreation Field

As we now have doorstep recycling the bins are being removed on 5 November 2014.

9. CORRESPONDENCE, FINANCE AND OTHER COUNCIL BUSINESS

Oast to Coast

South East Water

Mr Thompson

Landscape Services

Wicksteed

KALC Minutes of Meeting held 24.09.14

EMAIL CORRESPONDENCE – Forwarded to all councillors with email

Mr Young

Mr Porter – forwarded to ABC

Long term Deposit account

Opening Balance	118.76	Balance per Current Account	118.76
Add Transfer from Treasurers a/c	<u>485.00</u>	Plus transfer from Treasurers a/c	<u>485.00</u>
	603.76		603.76
Less Transfer to Treasurers a/c	<u>118.76</u>	Less transfer to Treasurers a/c	<u>118.76</u>
	485.00		485.00

Bank Reconciliation – Treasurers Account

Opening Balance	21157.22	Balance per Treasurers Account	25018.94
Add Receipts	13800.00	Less uncleared cheques	<u>3202.13</u>
Deposits received	<u>900.00</u>		21816.81
	35857.22	Plus outstanding receipts	<u>710.63</u>
Less Payments	12914.78		22527.44
Deposits refunded	<u>300.00</u>	Plus Long Term Deposits	<u>485.00</u>
	22642.44		23012.44
Add back deposits 370	<u>370.00</u>		
	23012.44		

Accounts to be paid

PAYEE	DETAILS	CHQ NO	NET	VAT	GROSS
Mrs J Batt	Salary and Expenses	692	415.04 58.79		473.83
Mr D Harris	Litter Picking Village Hall Cleaning	693	50.00 120.00		170.00
Southern Water	Village Hall Water	694	97.43		97.43
The Play Area Inspection Co	Annual Inspection	695	59.95	11.99	71.94
PKF Littlejohn	Audit Fee	696	200.00	40.00	240.00
Hirers of Hall x 2	Deposit Refunds	697/8	300.00		300.00
Clive Stanley	Webmaster Services	699	114.00		114.00

Councillors unanimously agreed to pay the above accounts and agreed with the following Direct Debit Payments taken on 17 of each month

EDF - £268.00 – Village Hall

EDF - £16.00 – Pavilion

Proposed Mr Frost Seconded Miss Smith

Earmarked Funds

	Balance 14.05.14
Recreation Facilities	2000.00
Bulb and Tree Planting + Planters	150.00
Recycling Credits Received May 2014	1535.86
TOTAL	3685.86

Adoption of Externally Audited Accounts

The accounts have been audited and returned with no matters arising.

Resolution: Councillors unanimously agreed to accept the Externally Audited Accounts.**Insurance**

Nothing to report.

Newsletter

Councillors agreed the content of the newsletter. Mr Howe will deliver it.

Risk Assessment

Mr Hollands and Mr Buss will deal with all the items brought to councillors' attention on the Parish Councils Risk assessment and the Play Area Inspection Company's report.

The Clerk will arrange for the necessary electrical safety checks to be carried out on the Village Hall and Pavilion.

Formation of a Complaints Committee

Deferred until we have a full council.

Purchase of a Defibrillator

Councillors will investigate this further and discuss again at a future meeting.

Parishioners will be asked for their opinion via the newsletter.

Crime and Disorder

Received from PCSO Gary Carr

During September there have been two incidents of criminal damage reported in the village. A window was broken at a resident in Blindgrooms Lane. Car wing mirrors were damaged after an article (dead Hare) was thrown at their car which was parked at their property in Hornash lane.

There have been several reports of off road bikes using the byways around the area. Kent Police have been involved in local operations in the area where there have been historic cases of poaching and illegal hunting in rural locations.

After reports of items being thrown on the village hall roof during the last parish council meeting, I have tasked Police patrols to pay attention to the area during the evenings and late at night.

10. PLANNING

Please see attached list.

Councillors will give some thought to projects which could be funded by the S106 grant from the garage development.

Everything has been removed from the Blindgrooms site except for one shed.

Duck Lane

The application did not go to the Planning Committee on 10 September as additional information has been requested.

11. OUTSIDE REPORTS

Tree Warden

Nothing to report.

Borough Councillors Report

Mrs Hicks reported that the members and officers in the Planning Department are preparing for the forthcoming Planning Committee meeting to discuss the Chilmington Green application. The developers have agreed to pay some money over in order that officers can monitor the development as it progresses and make sure the conditions are met.

The officers at ABC have been to Criol Lane Woods and reported that the trench is for electricity and the large machine is taking soil off of an existing hard standing. The owners of the sites have been told not to do any more work until they have planning permission.

County Councillors Report

Mr Angell asked councillors to respond to the Community Warden Consultation and reported that the County Council’s budget consultation would be launched on 9 October.

Mr Angell is planning to ask a PROW officer to a meeting with Parish Council Chairmen.

Footpaths and Bridleways

Nothing to report.

12. VILLAGE RESPONSIBILITIES

Matters Arising from the Round Robin

There were no Matters Arising.

Items to be reported to the KHS

No items were put forward to be reported.

Update on Chilmington Green

This application is due to go to Ashford Borough Council’s Planning Committee on 15 October. Mr Porter will be asked to speak on behalf of the Parish Council.

Complaint regarding the condition of local byways

On agenda in error.

13. FORUM FOR EXCHANGE OF INFORMATION BETWEEN COUNCILLORS

The next meeting will be held on **19 November 2014**.

There being no other business the meeting closed at 9.35 pm.

Signed..... Dated

Mr W Hollands, Chairman

SHADOXHURST PARISH COUNCIL

RECORD OF PLANNING APPLICATIONS

2014

OCTOBER 2014

14/01131/AS The Laurels, Hamstreet Road, Shadoxhurst, Ashford, Kent TN26 1NL
Replacement larger window for right side first floor elevation and replacement clear windows for roof dormer bedrooms on rear elevation

Parish Council: Support

14/01142/AS Jenkey Farm, Church Lane, Shadoxhurst, Ashford, Kent TN26 1LY
Erection of a detached dwelling and double garage (Renewal to approval 11/01046/AS)

Parish Council: Support (Miss Smith did not vote on this application, but councillors did not ask her to leave the room as the application is a renewal of a previous application.

14/01204/AS Glebe Farm, Duck Lane, Shadoxhurst TN26 1LT
Replacement buildings (part retrospective) for use in connection with existing builders yard, extension of hard standing and retention of fence along adjacent footpath North of the site

Parish Council: The members of Shadoxhurst Parish Council **strongly object** to the proposed development on the following grounds:-

HIGHWAYS

The access roads are far too narrow to cope with the amount and size of traffic generated by this development.

There is a shortage of passing places along the surrounding lanes for such large vehicles.

The soft verges make the local roads totally unsuitable for HGVs and the amount of other traffic generated.

The surface on the surrounding roads is totally unsuitable for HGVs and the excessive increase in vehicle numbers using this development.

BYWAYS

The access onto the site is from a byway rather the highway.

The increase in the number of vehicles accessing the site poses a danger to all users of the byway – including pedestrians, dogs and horses

A public footpath runs through the site.

LOCAL ENVIRONMENT

The overall general impact on the surrounding environment is extremely detrimental.

The entry to the site is through a Conservation Area

The site is next to ancient woodland

The local church and Village Green are at the junction of Church Lane and Duck Lane and when events are taking place in the church a large number of cars have to park around this junction. This will cause serious congestion when large lorries are trying to access the site.

The site is acknowledged by the Environment Agency as being within zones 1, 2 and 3 for flooding and is in the Flood Plain.

The proposed development will have a major, detrimental impact on local wildlife, flora and fauna.

IMPACT ON LOCAL RESIDENTS

The proposed development is already having a serious impact on the general quality of life of local residents in this quiet rural village.

The excessive amount of HGVs and other vehicles regularly pass through the residential area.

The entry to the site is through a built up area used by children and the elderly.

The local children stand to wait for and are dropped off by the school bus along the roads to be travelled by the traffic generated by this proposed development.

As there is a limited amount of pavement in this area, residents will no longer be able to walk, jog or cycle along the lanes in relative safety.

Noise pollution is of extreme concern to all residents of Shadoxhurst

Light pollution will totally ruin the rural character of the area.

LOCAL OPPOSITION

There is a great deal of local opposition to this development

Decision Notices Received from ABC

- | | |
|-------------|---|
| 14/00212/AS | Mincing Court, Duck Lane, Shadoxhurst, Ashford, Kent TN26 1LT
Extension to existing storage barn (retrospective)
Borough Council: Permit |
| 14/00493/AS | Sunlit, Hornash Lane, Shadoxhurst, Ashford, Kent TN26 1HT
Change of external material from approved render to cedar weatherboard
Borough Council: Permit |
| 14/00500/AS | Scanacre Lodge, Church Lane, Shadoxhurst, Ashford, Kent TN26 1LY
Proposed mobile granny annexe ancillary to the main dwelling and replace existing mobile home
Borough Council: Permit |
| 14/00749/AS | Glebe Farm, Duck Lane, Shadoxhurst, Ashford, Kent TN26 1LT
Replacement buildings (part retrospective) for use in connection with existing
WITHDRAWN BY APPLICANT |
| 14/00761/AS | 73 Tally Ho Road, Kingsnorth, Ashford, Kent TN26 1HL
Erection of a first floor extension and front porch
Borough Council: Permit |
| 14/00845/AS | 8 Hornash Lane, Shadoxhurst, Ashford, Kent TN26 1HT
First floor side extension
Borough Council: Permit |