

WOODCHURCH PARISH COUNCIL

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MINUTES 136

Minutes of the meeting held in the Memorial Hall Annexe, Woodchurch, on Thursday, 22 June 2017 at 7.00 pm

PRESENT: Mr J West, (Chair), Mrs G Davies. Mr N Jones,
Mr P Wood and Mr R Woods

PARISH CLERK: Mrs J Batt

BOROUGH COUNCILLOR: Mr G Bradford for part of the meeting

COUNTY COUNCILLOR: Mr M Angell for part of the meeting

MEMBERS OF THE PUBLIC: There were 6 Members of the Public present, for part of the meeting.

1. APOLOGIES FOR ABSENCE

An Apology for Absence was received from Mr A Faiers (work commitment), Mr A Hukins (prior engagement), Mr P Spice (prior engagement) and Borough Councillor, Mrs A Hicks

2. DECLARATIONS OF INTEREST

Declarations of Pecuniary Interest

There were no Declarations of Pecuniary Interest.

Declarations of Significant Interest

Mr West declared a Significant Interest in Planning Application No 17/00690/AS, as he is a near neighbour.

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.

To note the granting of any requests for Dispensations and the decision

No such requests received.

3. ACCEPTANCE OF MINUTES

The Minutes of the meeting held on 16 May 2017 were accepted and it was unanimously agreed that Mr West should sign them as a true record of the meeting.

Proposed Mr Woods Seconded Mrs Davies

4. MEETING ADJOURNED FOR PUBLIC PARTICIPATION AND RECOVERED

The meeting was opened to the Members of the Public from 7.03 -7.38 during which time residents put forward critical comments regarding planning applications and a discussion was held regarding the Britain in Bloom Competition.

County Councillor Angell discussed the condition of the roads with councillors.

Woodchurch Windmill is appearing on one of a new set of stamps and Councillor Angell suggested, after having walked Stoney Lane, that it needs mowing. Mr West said he would speak to the Windmill Committee regarding the condition of the path as the stamp may encourage more visitors to the windmill.

As Chairman of the Health and Wellbeing Board, Ashford Borough Councillor Bradford updated those present on the One U Shop in Park Mall. Members of the public can walk in, be weighed, and have their blood and cholesterol checked by KCHFT trained staff and Health Care Advisors.

5. PLANNING

Please see attached.

Proposed Briefing and Lobbying ‘Open Letter’ to the Minister of State for Housing and Planning

Councillors agree to support the letter and the Chairman will sign on behalf of Woodchurch Parish Council.

We have received notification that The Kent County Council (Public Footpath AT221 (Part) Woodchurch) Public Path Diversion and Definitive Map and Statement Modification Order 2017 has been confirmed under Section 119 of the Highways Act 1980.

6. VILLAGE MATTERS**Extension of Village Green**

Mr West will obtain quotes for the work needed and councillors will agree by email during the month so that the work can be carried out as soon as possible.

There is a natural entrance from the main area of The Green to the extension, so it was suggested that the ditch should be left as it is for a while to see if it causes any problems, as the Tree Officer at ABC is concerned that if it is dug out the work will disturb the tree roots.

Village Green Car Park – Correspondence from Resident re Water Main to new build

Councillors unanimously agreed to the residents’ request to install a water main to their new property.

The parking situation on the Car Park has improved. Mr Jones and Mr Wood will speak to the garage owner in an attempt to ensure that the situation continues.

Tree Preservation Order – Ginko in Rectory Garden

Councillors unanimously agreed to apply for a Tree Preservation Order.

Request for Banner from Fitness Group

Councillors unanimously agreed to this request as long as the banner is no larger than the one used to advertise Parish Council meetings and to ask for a donation of £10 per week towards the upkeep of the Village Green.

Request for backing and commitment from the Parish Council for the village to enter Britain in Bloom

Councillors gave their unequivocal support to the proposed project. Mr Woods offered to represent the Parish Council on the group.

7. MATTERS ARISING

There were no Matters Arising not covered on the agenda.

8. ACCOUNTS AND OTHER GENERAL COUNCIL BUSINESS**Earmarked Funds**

	Balance 27.01.17	+/- May	Balance 16.05.17
Election/Standards Committee	5000.00		5000.00
Wildflower Meadow Spraying Weeds	9405.00	-50.00	9355.00
Maintenance on War Memorial	233.02		233.02
Play Area/CEE	1634.31		1634.31
Village Trees	810.00		810.00
General Reserves	7325.74		7325.74
	24408.07	-50.00	24358.07

Bank Reconciliation

Account Balance		Balance at Bank	
Opening Balance	42304.11	Money Manager Account	45797.10
		Plus uncleared receipts	000.00
			45797.10
Plus Receipts	2734186	Less uncleared cheques	367.93
	69645.97		45429.17
Less Payments	24166.60	Plus Community Account	50.00
	45479.17		45479.17
Less Earmarked Funds	24408.07	Less Earmarked Funds	24408.07
AVAILABLE FUNDS	21071.11	AVAILABLE FUNDS	21071.11

Accounts to be Paid

PAYEE	CHQ NO	NET £	VAT £	GROSS £	DETAILS
Mrs J Batt		557.04		557.04	Salary
Mr D Jarvis		270.33			Salary
		6.66	1.33	278.32	Bin Hoop
The Post Office		26.80		26.80	Income Tax
D Grabham		510.00		510.00	Green Maintenance

Proposed: Mr Jones Seconded: Mr Wood

Bank Mandate

Nothing to report.

HSBC Safeguard Initiative

Nothing to report.

Newsletter

Nothing to report.

Risk Assessment

The top lock has come loose on the notice board at the bottom of Front Road

Some posts missing from the green

Two slats are missing from the play area fence

Bench in Play Area needs attention - done

The key to the roundabout needs to be removed from the Fixed Asset List

Surface under large swings and at the end of the slide has broken up. The Clerk was asked to contact Mad Play. Mr Wood will meet with the contractor on site.

Update on KALC Meeting

All councillors have received copies of the minutes of the last meeting.

9. CORRESPONDENCE/EMAIL CORRESPONDENCE

Seafarers UK

Woodchurch Cricket Club – Copy of Public Liability Insurance

The Local Government Boundary Commission for England – Electoral Review of Ashford: Final Recommendations

Clerk and Councils Direct

Amelia Munday re additional plan equipment – The Clerk will respond suggesting she carries out a class survey

EMAIL CORRESPONDENCE

Mr and Mrs Thurley

Mrs Furneaux

10. HIGHWAY ISSUES/PROW ISSUES**Highways**

Councillor Angell will see if he can find out what steps are being taken to deal with the leak outside of Hendon as the road is caving in.

Mr Jarvis will be asked to clean the signs in the parish and will be paid overtime to do so.

Public Rights of Way

Nothing to report.

11. ITEMS TO BE INCLUDED ON THE NEXT AGENDA

Lanes around the Parish

Village Green Posts

Donation to Churchyard Expenses

Repairs to Woodchurch Sign

12. **FORUM FOR EXCHANGE OF INFORMATION BETWEEN COUNCILLORS**

The Bye-Law signs have still not been put up on The Green

The Clerk will inform the Football Club that they will be expected to pay 1/3 of the Grass cutting costs next year

A dead tree on The Green will need replacing in the Autumn

There being no further business the meeting closed at 9.48 pm.

Signed..... Dated

Chairman

WOODCHURCH PARISH COUNCIL

PLANNING APPLICATION RECORD

2017

June 2017

- 17/00690/AS Six Bells Mobile Home Park, Six Bells Park, Woodchurch, Kent
Variation on condition 2 of application 05/01786/AS to enable increase in number of mobile homes situated on the site from 39 – 42.
Parish Council: Support 4: 1 abstention
- 17/00767/AS Beacon House, Coldblow, Woodchurch, Ashford, Kent TN26 3PJ
Proposed two storey side extension and construction of a detached garage
- 17/00768/AS Listed Building: same
Parish Council: Support
- 17/0881/AS 6 Lower Road, Woodchurch, Ashford, Kent TN26 3SQ
Proposed loft conversion with side dormer window
Parish Council: Support subject to the applicant taking steps to mitigate the neighbour's concerns
- 17/00892/AS 93 Front Road, Woodchurch, Ashford, TN26 3SF
Change of use of detached single garage to self contained bungalow
Parish Council: Support
- 17/00781/AS Woodchurch Wine Estate, Susans Hill, Woodchurch, Ashford, Kent TN26 3RE
Variation of conditions 2 & 3 of planning approval 16/01618/AS for the Erection of a new building ancillary to the vineyard to provide a small office, DWC, bottle and equipment storage, landscaping, parking, revised access and a tasting terrace to alter the appearance of the building and improve the functionality of the internal use
Parish Council: Support
- 17/00794/AS The Barn, Seven Saints Rare Breeds Centre, Redbrook Street, Woodchurch, Ashford, Kent TN26 3QR
Change of Use of Former Agricultural Building into C3 Residential Use (retrospective)
Parish Council: Support
- 17/00766/AS Cherry Garden Cottage, Swain Road, Woodchurch, Ashford, Kent TN26 3TB
Erection of a two storey rear extension with replacement detached garage/store
Parish Council: Support

Decision Notices received from ABC

- 16/01781/AS Gower Farm Barn, Susans Hill, Woodchurch, Ashford, Kent TN26 3RE
Erection of 1no dwelling with associated parking and garden
Borough Council: Permit
- 17/00088/AS The Barn, Seven Saints Rare Breeds Centre, Redbrook Street, Woodchurch,
Ashford, Kent, TN26 3QR
Borough Council: Withdrawn by Applicant
- 17/00307/AS Maywood Land Farm, Redbrook Street, Woodchurch, Ashford, Kent TN26 3QT
Extension to existing agricultural steel framed building
Borough Council: Permit
- 17/00332/AS The Old Barn, Coldblow, Woodchurch, Ashford, TN26 3PJ
Construction of 40m x 20m manège with post and rail fence
Borough Council: Permit
- 17/00393/AS Cherry Garden Cottage, Swain Road, Woodchurch, Ashford, Kent, TN26 3TB
Erection of a two-storey rear extension, entrance gates and replacement detached
double garage/store.
Borough Council: Refused
- 17/00447/AS Gower Cottage, Susans Hill, Woodchurch, Ashford, Kent, TN26 3RE
Change of use of former agricultural land to residential garden
Borough Council: Permit
- 17/00449/AS Woods End, 6 Plurenden Manor Farm Cottages, Plurenden Road, Woodchurch, Ashford, I
TN26 3JW
Single storey side/front extensions
Borough Council: Permit
- 17/00452/AS Mayshaves House, May Shaves, Woodchurch, Ashford, Kent, TN26 3PT
Lawful development certificate - Proposed - Construction of a single-storey side
extension and two-storey rear extension.
Borough Council: Proposed Development Would be Lawful
- 17/00503/AS New agricultural dwelling, Ghyll Wood Farm, Susans Hill, Woodchurch, Kent
Prior approval for the change of use of agricultural buildings to 3no residential
dwellings
Borough Council: Withdrawn by Applicant
- 17/00516/AS Little Robhurst, Woodchurch, Ashford, Kent, TN26 3TE
Conversion of a detached garage to a one bedroom annexe.
Borough Council: Permit
- 17/0535/AS Plot 1 land south of rare breeds farm, Warehorne Road, Woodchurch, Kent
Application for prior notification of proposed agricultural development for storage of
hay straw, tools and shelter for horse
Borough Council: Inappropriate Procedure PP Required

- 17/00604/AS Redundant Farm Building, Maywood Farm, Boldshaves Lane, Woodchurch, Kent
Prior notification for the change of use of redundant block built farm building known as Trudi's Barn and land within its curtilage from use as agricultural building to a use falling within Class C3 (dwelling house) into 1no. residential unit
Consultation Date: 18.05.17
Planning Officer: Jon Barnes
Borough Council: Prior Approval Given
- 17/00606/AS Ditton Farm Oast, Brook Street, Woodchurch, Ashford, Kent, TN26 3SX
Proposed entrance porch & garden room
Borough Council: Permit
- 17/00620/AS 95B Front Road, Woodchurch, Ashford, TN26 3SF
Removal of condition 4 on planning permission reference 06/01307/AS (part retrospective) to replace hedging with closeboard fencing
Borough Council: Withdrawn by Applicant