

NEWINGTON PARISH COUNCIL

Minutes of the Meeting of Newington Parish Council held on Tuesday 31 January 2017 in the Newington Room, Newington Village Hall.

Present: Cllr Debbie Haigh (Chair), Cllr Tony Mould (Vice Chair), Cllr Sue Brewster; Cllr Dean Coles, Cllr Steve Godmon, Cllr Mel Harris, Cllr Stephen Harvey, Cllr Elaine Jackson, Cllr Eric Layer, Cllr Richard Palmer and Cllr Helen Walker; and Mrs Wendy Licence (Clerk).

Also present was Mr Mike Whiting, representative for Gordon Henderson MP, and five members of the public.

1. APOLOGIES FOR ABSENCE

All Members were present.

Apologies had been received from KCCllr Mike Baldock, SBCllr Gerry Lewin and SBCllr John Wright, at another meeting; apology noted.

2. DECLARATIONS OF INTEREST

Cllr Haigh declared a non-pecuniary interest in item 9ii Pavilion refurbishment quote as she knows one of the contractors on a personal and business level.

3. MINUTES OF THE PARISH COUNCIL MEETING HELD ON 13 DECEMBER 2016

It was **PROPOSED** by Cllr Haigh to accept the minutes as a true record of the meeting; **SECONDED** by Cllr Palmer: **AGREED UNANIMOUSLY**. Cllr Haigh duly signed the minutes as a true record.

4. MATTERS ARISING FROM THE MINUTES

- trees behind 2 Albion Place- the Community Warden has tried to intervene but it is a civil matter.
- response following the meeting with the KCC Highways officer- it had been agreed that yellow lines would be put in part of Church Lane.
- Times of clearing drains near school- KCC have asked the team to avoid school times.

The meeting was adjourned for the Public Question Time

5. PUBLIC QUESTION TIME

#1- Is there any further news regarding the Persimmon application?

Cllr Harvey reported the matter is likely to go to Swale Planning Committee at the end of March. Persimmon and Swale are looking into air quality issues and possible mitigating schemes. SBCllr John Wright has been instrumental in restarting the AQMA Steering group in Newington.

Cllr Haigh said that pollution and the risk to human health was the second most important reason for not allowing the appeal.

#2- There seems to be much more ASB in the Village which has been reported on Facebook, the PCSO and Community Warden are not doing their job.

Cllr Jackson said that the PCSO and Community Warden are doing their job and are working hard to combat the problems although they are not able to make public some of the measures being taken. The Parish Council is working with Kent Police and will be considering whether to work with neighbouring Parishes.

Cllr Haigh said ASB is always on the Amenities Committee agenda, the meeting is open to the public and the PCSO and Community Warden attend.

#3- If ASB is being looked at in detail, when will we hear about it?

Cllr Haigh said that the information has been on the website, it is reported in the Village Voice and phone numbers are listed.

Cllr Jackson said the PCSO and Community Warden visit schools to talk to the children.

#4- There are comments about the Persimmon proposal, Southern Water are not happy with the drainage; KCC Ecology report has evidence of bats and badgers and the developers want to remove trees, in particular the dead trees, which are important to wild life and there would be an issue with light pollution; SBC Environmental report states the development would cause

more pollution in Newington than the Pond Farm proposal as the traffic speed would be less at this point.

7. VISITORS

Mr Whiting said Gordon Henderson MP has written in opposing on grounds of the A2 corridor and the strategic M2 network are not fit for purpose as the roads are at capacity. The same reasons will apply to the proposed brickearth extraction. The key message is the cumulative effect.

Cllr Haigh said concern had been raised that if the brickearth extraction were not permitted forty-three people may lose their jobs but the proposal would affect between 3,550- 5,000 people in the area.

Mr Whiting said, with regards to ASB, Matthew Scott, the Police and Crime Commissioner, is keen to come to a meeting to discuss the issue.

Mr Whiting said that a GP is interested in opening a surgery in Newington, Gordon Henderson has written in support of the proposal.

Cllr Haigh said that this has previously been raised and the Clinical Commissioning Group which has indicated it would not fund a surgery in Newington.

Cllr Haigh thanked Mr Whiting for attending the meeting.

8. PLANNING

i. To receive the minutes of the Planning Committee meeting held on 19 January 2017

It was **PROPOSED** by Cllr Harvey to accept the minutes as a true record of the meeting; **SECONDED** by Cllr Harris: **AGREED UNANIMOUSLY**. Cllr Harvey duly signed the minutes as a true record.

ii. To receive an update on planning matters

Application: 16/506166/FULL Newington Working Men's Club, High Street ME9 7JL

Proposal: Retrospective demolition of former Working Men's Club. Erection of 9 no. dwelling houses and 1 no. maisonette together with car ports for garaging.

Cllr Harvey informed Members this application may go to Swale Planning Committee meeting on 2 March 2017.

Application: 16/501266/HYBRID 99 High Street and Land to North of High Street Newington

Proposal: Hybrid application for demolition of 99 High Street and erection on the site of 99 and land to the north of the High Street of 113 No. two storey 2, 3, and 4 bedroom dwellings with a new access road from the High Street, formal and informal areas of open space and landscaping, car parking and amenity space, and outline planning permission (access and layout) for the erection of a single storey building for any use within Use Class D1, together with car parking.

Cllr Harvey informed Members he will speak when the application goes to Swale Planning Committee at the end of March and Richard Knox-Johnston, CPRE, will give evidence regarding the air quality.

Application: 16/507594/COUNTY Paradise Farm, Lower Hartlip Road, Hartlip ME9 7SU

Proposal: phased extraction of brickearth, advance planting, access improvements, restoration and replanting back to agricultural use.

Cllr Harvey informed Members there had been a site meeting and the matter is likely to be deferred.

Application 15/509664/OUT Land to East of St Marys View Newington Kent ME9 7JW

2 December 2016 notification of appeal lodged with the Planning Inspectorate against Council's decision to refuse permission.

Cllr Harvey said the application will be determined by written representations deadline and the Parish Council has sent a further submission.

Application: 16/506230/FULL 9 London Road, Newington

Cllr Harvey reported an appeal was lodged on 23 January 2017 against Council's decision to refuse permission; and this will be determined on the basis of written representations. Cllr Harvey said he will submit a further representation to the Planning Inspector and ask for a site visit.

Application: 14/501847/FULL 43 Church Lane Newington Kent ME9 7JT

Retrospective - Erection of conservatory to the rear

Cllr Harvey informed Councillors that the applicant is about to appeal.

Application 16/507367/FULL 164 Bull Lane, Newington ME9 7NB

Proposal: 2 storey, single storey side extension and alterations to existing garage

Cllr Harvey reported this application has been refused.

Application: 16/507770/FULL 17 School Lane, Newington MR9.7LB

Proposal: First floor rear extension and front garage extension

Cllr Harvey informed Members the application has been approved.

16/507425/FULL Land Rear Of Kaine Farm House Breach Lane, Upchurch, ME9 7PH

Proposal: Demolition of 7 farm buildings and erection of 6 detached houses and garages, associated SUDS ponds, landscaping and wildlife planting.

Cllr Harvey reported the application will go to Swale Planning Committee.

Application: 16/506159/FULL Chesley Oast, Bull Lane, Newington ME9 7SJ

Proposal: Retrospective application for change of use from holiday lets

Cllr Harvey reported the matter will go to appeal.

Application: 16/506954/SUB Parsonage Farm, School Lane, Newington ME9 7LB

Cllr Harvey informed members the Council has received a complaint from a neighbour that the developer has deviated from the plans and has been told to report this to the enforcement officer Swale Borough Council.

Application 16/505861/OUT Land West to Ellens Place, Boyces Hill Newington.

Appeal lodged 20 January 2017

Cllr Harvey reported to members the application has gone to appeal as Swale Borough Council has not decided this application within the statutory period; this will be determined on the basis of written representations. It will also be considered at the planning Committee

Cllr Haigh thanked Cllr Harvey for his report.

Cllr Harvey said Sue Kennedy, Senior Environmental Officer, Mid Kent Environmental Services, is trying to arrange a meeting of the Newington Air Quality Steering Group.

Cllr Haigh said she will join Cllr Palmer on the Steering Group.

ACTION: Clerk to find out number of group members permitted.

9. AMENITIES

i. To receive the minutes of the Amenities Committee meeting held on 24 January 2017 and consider the recommendations

It was **PROPOSED** by Cllr Harvey to accept the minutes as a true record of the meeting; **SECONDED** by Cllr Jackson: **AGREED UNANIMOUSLY**. Cllr Jackson duly signed the minutes as a true record.

Cllr Jackson said there has been a request from Jones Homes to replace the light opposite the school with an LED light.

Cllr Layer said he had inquired about the light and it is on a telegraph pole.

Cllr Walker said the residents at 17 Church Lane are concerned about this.

Cllr Haigh said if there are no objections it would be good but there needs to be a deflector.

ACTION: Clerk to confirm if the light will be on the same site and at the same height and to request a deflector.

ii. Pavilion refurbishment quotation

Cllr Jackson informed Members that another quotation had been received prior to the meeting which is less than the recommended quotation but it has codicils about possible extra costs.

Cllr Haigh said she knows the second contractor and that the work will be done quickly and to a high standard.

Councillors asked Cllr Haigh for more information.

The Clerk advised Cllr Haigh not to respond to questions as she had declared a non-pecuniary interest and also advised Councillors not to ask Cllr Haigh questions about the contractor.

Cllr Coles declared a non-pecuniary interest, as he knows the second contractor, and signed the Members' Declarations of Interests Book.

Cllr Harris suggested references should be sought.

Cllr Harvey said a time limit of seven days should be stipulated to receive the information.

ACTION: Clerk to request references and insurance details from both contractors to be received within seven days.

IT WAS AGREED for a Working Group of the Amenities Committee to meet the contractors and that the recommendation of the Working Group be accepted.

Cllr Jackson informed Members the Community Benefit money of £11,601.20 has been received from Bobbing Solar.

iii. Recreation Ground maintenance quotation

Cllr Jackson Amenities has recommended Grastex quote for grounds maintenance be accepted. The contractor said he will work with the Football Club and be reactive if needed.

Cllr Jackson **PROPOSED** to accept the proposal from Grastex; **SECONDED** by Cllr Coles: **AGREED UNANIMOUSLY.**

iv. Water leak by Recreation Ground.

Cllr Harvey reported to Members that he and Cllr Layer had met the engineer from Southern Water and it was confirmed the responsibility for the leak is the Parish Council's. Southern Water occasionally does paid work, permission will need to be obtained to dig the pavement and BT will need to come out as well. The engineer is requesting a replacement water meter and Southern Water will also be able to detect where the leak is.

Cllr Harris said the leak started when the telegraph pole was installed and there is a historic trail over eight or nine years about the matter.

Cllr Coles said it would be cheaper to lay a new water pipe.

v. Additional gate at Recreation Ground.

Cllr Jackson said that it is important to install an additional gate for when work on the Pavilion begins.

Cllr Jackson informed Members that there have been complaints from residents in Orchard Terrace about a overhanging tree.

Cllr Harvey asked if there is a Tree Preservation Order on it.

ACTION 1: Clerk to ask Swale Borough Council for details of trees with Preservation Orders on in Newington.

ACTION 2: Clerk to ask Amicus about ownership of the footpath and for the tree to be coppiced.

Newington Festival

Cllr Jackson reported the preparations for the festival are going well and quotations have been received for the toilets and the stage hire. Councillors **AGREED UNANIMOUSLY** to accept the quotation for toilet hire from Four Jays, £385.50, and also the quotation from Triple A Events, £1250.00.

Cllr Jackson said money belt will also be obtained for security purposes at the Festival.

Cllr Jackson reported the Police are working hard to combat anti-social behaviour in the village. The alley way between Playstool Close and bull Lane which is being used by the nuisance bikers and it has been suggested installing bollards or fence at the end of the pavement to help prevent this or at least to be able to slow the bikes down.

ACTION: Clerk to contact Kent County Council to request railings be put at either end of alley way to address the Health and Safety issue.

Cllr Haigh said the Parish Council can set up a cross Parishes meeting with the Police and Crime Commissioner to consider anti-social behaviour in the area.

ACTION: Cllr Haigh and Clerk to arrange a meeting between the Police and Crime Commissioner and the Parishes.

Cllr Jackson informed Members the Sports Club has not provided a copy of the PAT testing certificate despite numerous reminders.

Cllr Coles **PROPOSED** the pavilion be closed until the certificate has been received: **10 for, 1 abstention- MOTION CARRIED**

Cllr Haigh thanked Cllr Jackson for her report.

Cllr Haigh informed Members that she has responded to the vicar's request for a meeting with the Parish Council but has not heard back.

10. VILLAGE VOICE AND MEDIA

Cllr Mould circulated a draft of the Village Voice to Councillors.

11. FINANCE

i. Cheque list: to consider invoices for payment

Payee	Expenditure	Amount £	Cheque No.
ADT	Maintenance contract (re-issue of chq no 2473)	Total £831.58	2566
Mrs P Rowe	Litter Picking Recreation Ground and sight checking equipment Jan 2017	£110.00	2567
Mr M Marshall	Cemetery and Churchyard cutting Jan 2017	£490.00	2568
Ms L Wright	A Heavey Litter picker Period 19/12/2016. - 29/01 /2017	£382.50	2569
Mrs W Licence	Salary and expenses	£563.36	2570
HMRC	PAYE	£25.40	2571
KALC	Councillor training	Total £72.00	2572
Landscape Services	Playing Field maintenance	Total £1095.94	2573
Southern Water	Sports Pavilion & Recreation ground	£220.25	2574
PFL Electrical Contractors	Lantern at Playstool Close	Total £441.60	2575
DCK Beavers	Pay roll fees Dec 16	£18.00	2576
Fenland Leisure Products Ltd	Swing basket seat + materials for play area repair	Total- £758.20	2577
Ms D Haigh	Re-issue for cheque nos: 2484 2496 2515	50.75 19.98 15.00 Total- £85.73	2578
DCK Beavers	Pay roll fees Jan 17	£18.00	2579

Councillors considered the cheques raised and Cllr Haigh **PROPOSED** the signing of the cheques, **SECONDED** by Cllr Harris: **AGREED UNANIMOUSLY.**

BACS PAYMENTS

03.01.2017: £744.00 Haven Power Ltd

RECEIPTS

£400.00 - High & Sons (Dignity) interment fees.

£15.00 - Mr N Williams Festival stall for RBL

£11,601.20- Bobbing Solar Community Benefit

ii. Rent review of Village hall land

Cllr Haigh informed members the ground rent for the Village Hall have been reviewed in accordance with the rent review clause in the Lease. The rent is increased in line with the Retail Price Index for the review period. The rent was £263 and will be increased by £30 to £293.

Cllr Harris said the Parish Council is a Trustee of Last Resort and **PROPOSED** to sign the memorandum: **AGREED UNANIMOUSLY**. Cllr Haigh duly signed the memorandum.

iii. Any other finance matter received by 31 January 2017

Cllr Haigh said £11,601.20 has been received from Bobbing Solar and consideration needs to be given to where all funds are kept. Some Parish Councils are investing in a fund but this is not protected under the Financial Services Compensation Scheme.

Cllr Harris informed Members the interest on the Scottish Widows account is being reduced to 0.01% and the Council can close the account by the end of February with no charge.

ACTION: Cllr Harris and Cllr Godman to research other banking arrangements.

Cllr Haigh **PROPOSED** the Finance Working Group to establish a replacement account to Scottish Widows with a reserve of £45,000; **SECONDED** by Cllr Harris: **AGREED UNANIMOUSLY**.

Councillors **AGREED UNANIMOUSLY** to close the Scottish Widows account.

12. CHURCHYARD AND CEMETERY

Cllr Haigh informed Members a grant of £200 has been received from SBCllr Wright for Burial Ground.

ACTION: Cllr Haigh to purchase plants for the cemetery.

Councillors agreed unanimously to the memorial application for Mr Stokes.

13. HIGHWAYS

There was nothing to report.

14. REPORTS FROM MEMBERS

There was nothing to report.

15. CORRESPONDENCE

1. 23.12.16: KALC Parish News- *circulated*

2. 27.12.17: UpARA newsletter- *added to website*

3. 04.01.17: Faversham Local Engagement Forum- *circulated*

4. 04.01.17: The Great British Spring Clean 2017- *circulated*

5. 05.01.17: Battle's Over- Commemoration 2018 – *circulated*

ACTION: Clerk to email details to the History Society.

6. 06.01.17: The Bus Shelter- homeless shelter- *circulated*

7. 20.01.17: KCC - Freight Action Plan- *circulated*

ACTION: Cllr Palmer to respond to the consultation.

8. 20.01.17: The Rural Kent Coffee and Information Project - *circulated*

9. 21.01.12- Newington Village Hall updated documents- *uploaded to website*

16. ANY OTHER BUSINESS

There being no further business, the meeting closed at 9.22pm.

Date of next meeting: Tuesday 28 February 2017

Signed as a true record of the proceedings:

Chair

Dated: 28 February 2017