



Minutes agreed at meeting held on 8th December but not signed

MINUTES OF THE MEETING OF MARDEN PARISH COUNCIL ON 24TH NOVEMBER 2020 HELD VIRTUALLY AT 7.30PM

366/20 PRESENT:

Cllrs Adam, Barker, Boswell, Jones, Mannington (in the Chair), Newton, Robertson, Stevens and Turner. The Clerk, County Councillor Eric Hotson and 5 members of the public were also in attendance.

367/20 APOLOGIES:

Apologies were received from Cllrs Brown and Tippen.

368/20 APPROVAL OF PREVIOUS MINUTES:

The minutes of the meetings held on 10th and 17th November 2020 were agreed as a true record but would be signed at the next available face to face meeting.

369/20 CLLR INFORMATION

Declarations of Interest

Cllr Stevens declared an interest in item 373/20 (Allotments) as resident of Highwood Green

Cllr Boswell declared an interest in item 373/20 (Southons Field) as resident of neighbouring property

Cllr Jones declared an interest in item 373/20 (Playing Field) as resident of neighbouring property

Changes to Cllrs Register of Interest

There were no changes to Cllrs Register of Interest

Granting of Dispensation

There were no requests for dispensation on any item on this agenda

370/20 IDENTIFICATION OF ITEMS INVOLVING PUBLIC SPEAKING

County Cllr Hotson wished to speak during the public forum but no other member of the public wished to speak on any other item.

The meeting was adjourned for the following item

371/20 PUBLIC FORUM

7.33pm Cllr Newton arrived at the meeting

The Chairman invited Cllr Hotson to speak:

Tomorrow evening Cllr Hotson is due to attend a meeting organised by MBC for the benefit of County Cllrs in Maidstone to air views on the Local Plan review and particularly Regulation 18b. He has received MPC's response and will raise our concerns when the opportunity arises. He is also speaking with Highways on their report which outlines that there is a reliance on allocated sites in the rural areas which are not sustainable – Cllr Hotson is corresponding with Kent Highways on this.

Covid figures are increasing in Kent and all waiting for details of Kent's tier(s) later this week. Unsure if it will be split by borough or whole of Kent as one.

The Clerk had forwarded the email from the Cabinet Member regarding the youth provision. Cllr Hotson was not happy with the response as Marden had been given promises before which had not been forthcoming. He was concerned that Marden currently had no library, Children's Centre or youth provision although the village was growing by the day. He would liaise with the Cabinet Member but asked the Parish Council to arrange a meeting via Zoom to see what offer is on the table and would like to be invited to speak at this. KCC budget was currently being discussed for the next financial year which started off with a £168m deficit, this has been reduced to £25m but savings still need to be made.

7.40pm Cllr Jones arrived at the meeting

Cllr Hotson continued that he was concerned that as libraries and Children's Centre were not open at present this may have an effect on KCC making saving decisions. There had been a report in the Downs Mail that he would not be standing for re-election in May. He assured MPC that he would still be around to help. Cllr Adam reported to Cllr Hotson that he was impressed with the working of the PROW team during the current pandemic who were responsive on any reports on working needing doing on footpaths. Cllr Adam also was concerned that any further financial cuts would have an impact on highways.

7.47pm Cllr Hotson left the meeting

The meeting was reconvened to discuss items 372/20 onwards.

372/20 CLERK'S REPORT

The Clerk had circulated her report prior to the meeting which included an update of staff annual leave, outstanding issues on playing field, KALC Community Award for 2021 and staff working hours.

The Clerk had also received an update from the Community Warden who was continuing to work in the village with both residents and organisations. Workmen had been spoken to who were parking buy Millennium Walk and leaving rubbish. She had received a couple of reports of vicious dogs and was investigating ownership and speaking with MBC Dog Warden.

373/20 AMENITIES

Update on any outstanding open space issues (Southons Field, Playing Field or Cemetery)

Playing Field

An email had been received from the CCTV contractor outlining approx. costs for electrical work required by Golding Homes. Another proposal would be to have a camera installed on one of the street columns and although the camera would not be as high a resolution would be a cheaper option. Cllrs discussed this and asked the Clerk, before looking at other options, to contact Golding Homes to discuss the possibility of a monitoring meter; the Deputy Clerk was due to contact Wicksteed regarding a site meeting with the contractor to provide details of location for outdoor gym, at the same time the contractor would be asked if they could also install the new benches/litterbins.

No other updates were reported

Allotments

Commuted sum from Redrow

Cllrs had been forwarded the notes of the meeting held on 1st September and agreed to defer to a separate meeting of the Allotment Sub-Committee to discuss further and report back. Cllr Adam stated that Cllrs would need to consider how much renewal costs/repairs etc would be needed to be paid by the Parish Council (ie landlord costs). Once these figures were known there was a formula that could be used to calculate the commuted sum.

Specification and Management Plan

As above, Cllrs deferred this to the Allotment Sub-Committee

Cllr Stevens requested that Kent Highways be contacted to ask if KCC would adopt the car parking area along with the adoption of the public highways.

Further information received

The Clerk had responded to Redrow regarding the previous Redrow emails asking for Marden Parish to take on the car parking. The Clerk had sent off paperwork from the original Deed of Agreement which stated that car parking was not included with the allotment site. As at the date of the meeting no response had been received.

Southons Field

New picnic benches were currently in storage. The Clerk requested that the Amenities Committee discuss the location and how to secure in more detail. Cllrs Barker and Newton agreed to look at types of ground anchors that could be used.

Playing Field

Discussed under Updates above

Christmas 2020

Father Christmas route through village

Dependant on what Tier Marden would be in following Government's announcement on Thursday the Christmas Sub-Committee proposed that if it were Tier 1 or 2 Father Christmas would be joined by elves to hand out sweets at agreed locations. The Deputy Clerk had provided possible locations to stop and Cllr Tippen would drive round these tomorrow to give approx. timings. This would then be advertised on social media and notice boards. If Tier 3 Father Christmas would drive around the parish but would not stop and no sweets provided.

Elf Hunt

The Deputy Clerk had spoken to 10 businesses and all had agreed to hide an elf in their front window. There would be clue sheets made available for children but no prizes awarded.

Window/Garden display

The Deputy Clerk had received a number of entries already for this and was plotting the locations on a map. This would be advertised on social media and available on notice boards. Voting by residents would then take place via Facebook, email or dropped off at the parish office.

Christmas Trees

Due to be erected this coming weekend. All had been PAT Tested and lights replaced where necessary. Due to the library not being open the Parish Council was not permitted to erect the normal tree in the lobby area. Therefore, 3 additional sets of lights had been purchased to put on trees outside the library and at The Allens.

374/20 PLANNING

Planning applications with Marden Parish

20/505101/FULL – Stables, Springfield Oast, Goudhurst Road

Section 73 – Application for Minor Material Amendment to approved plans condition 2 (to allow changes to the size of the proposed extensions to the stable building (to reflect the existing size) and changes to the layout and fenestration) pursuant to 18/505644/FULL for – partial demolition and partial conversion of the existing stable building to accommodate 2 studio/holiday let units, and the construction of a new single storey building to create a recording studio, together with landscaping and car parking.

Cllrs raised no objection with this amendment

20/505131/AGRIC – Great Cheveney Farm, Goudhurst Road

Prior notification for proposed access roads for the safe movement of produce around the holding. For the prior approval for the siting and means of construction of the private way. Cllrs raised no objection providing there is no issue with the close proximity of the PROW.

20/505285/SUB – The Lambing Shed, Battle Lane

Submission of Details to Discharge Condition 3 (Boundary Treatments, Landscaping and Planting Scheme) Subject to 18/503721/PNQCLA
Noted

20/505302/FULL – Kariliam, Stanley Road

Demolition of existing garage. Erection of a front porch and detached garage with office above (Resubmission of 20/503233/FULL).

Cllrs noted that minor changes had been made but felt it was still overlarge. Although Cllrs agreed in principle the replacement of the garage wished to reiterate their previous comments to application 20/503233,

Planning applications outside Marden Parish

No applications received outside of Marden Parish

MBC Planning Decisions:

20/504410/FULL – Roughlands Farm, Goudhurst Road – erection of single storey side extension – granted

20/504101/FULL – Land adj Highfield House, Maidstone Road – erection of 5 bespoke dwellings and new footpath link – withdrawn

20/504274/TPOA – 4 Lime Close – TPO Application for re-pollard of one common Lime to previous points – granted

20/504268/FULL – 27 Roundel Way – conversion of garage into home office and creation of additional parking space (part-retrospective) – granted

MBC Local Plan Update:

Cllrs Tippen and Mannington had registered to attend the MBC/Parish Council meetings last week but unfortunately no joining instructions were received. Following emails to MBC a further meeting has been arranged for 1st December.

Cllr Adam reported on the meeting held earlier today with a barrister at which himself, Cllr Turner together with the clerk attended via Zoom. The notes had been circulated to Cllrs and Cllr Adam felt this was a very useful exploratory discussion. With the barrister's background and local knowledge Cllr Adam recommended that he would be suitable to assist the parish council if required. The Barrister had agreed to email through a breakdown of costs which would be put before the Finance Committee next week.

Other Planning Issues to reportMBC Planning Committee – 26th November 2020

Oakhurst, Stilebridge Lane

Cllrs agreed for Cllr Mannington to attend and to reiterate previous comments submitted.

375/20 UPDATE ON ANY MEETINGS/OTHER HELD / DUE TO BE HELD

13th November – Communications Sub-Committee – minutes circulated. Cllr Boswell reported that the Sub-Committee had looked at the three proposals for the website and further information was being requested.

18th November – MBC/Parish Councils Local Plan webinar – see above

19th November – Kent Highways Seminar - Cllr Adam attended and reported that it was an interesting presentation and well run. Slides had been circulated to all Cllrs. A parish portal was available to Councils to report highways issues and to be informed of work being undertaken etc.

20th November – MBC/Parish Councils Local Plan webinar - see above

23rd November – KALC Area Committee – Cllr Mannington attended. Notes of this meeting had been circulated to Cllrs and a brief report was given at the meeting

24th November – Informal virtual meeting with Barrister -see above

28th November – KALC AGM - Cllr Tippen to attend
 1st December – Finance Meeting
 1st to 22nd December – Marden village front garden/window competition
 1st to 22nd December – MBC Local Plan Consultation
 5th December – Father Christmas visit to Marden
 8th December – Full Council / Local Plan
 15th December – Full Council / Local Plan
 22nd December – Full Council

376/20 FINANCE

Invoices for Payment

Electronic Payments

The following invoices were put before Cllrs for agreement

Rachel Gillis-Coates – Facebook promotion £14.94

KALC – Time Management Webinar x 2 £33.60

KALC – Reducing Stress Webinar £16.80

KALC – Health and Safety Webinar £16.80

KALC – Burial Law Training £72.00

Hithersay Electrics – Christmas Tree PAT Testing £166.95

Viking – CoVid-19 PPE and General Maintenance supplies £136.15

All payments were agreed and Cllrs Mannington and Turner would authorise on Unity.

Other

Donation to Marden Food Bank

The Clerk had spoken to the Foodbank following the Finance meeting and was informed that they would appreciate a donation. However, it transpires that other village organisations had donated a significant sum since then. Cllrs agreed in principle a donation of £500 but the Clerk was asked to contact the Foodbank again to ask whether funds were still needed at the current time and if not to keep the Parish Council informed as to when, or if, this was required in the future.

Parish Council Vehicle

The lease on the Parish Council vehicle was due to expire in July 2021. The Clerk had asked the question from the company on how much an electric vehicle would be and it transpires that it could be in the region of an additional £200.00 per month. The Clerk would investigate other costs, (balloon payment, fuel per month etc) and provide details to the Finance Committee next month. Other costs to be considered is an electric charging point if this was the route Cllrs wished to take.

377/20 HIGHWAYS

Flooding

Cllr Tippen and the Deputy Clerk were attending Flood Warden Training along with several residents and would report back to Council once this had been completed. The Clerk had made contact with Kent Highways, and Collier Street were pushing from their end, as to Marden being part of the flood pilot scheme. The Clerk and Cllr Turner would arrange to meet to revisit the Emergency Plan to incorporate flooding.

378/20 OTHER PARISH MATTERS:

For Decision

No items were due for decision

For Discussion / Information

Cllr Mannington had received a telephone call from a resident stating that the mobile Nat West Bank had not visited Marden earlier today. It could have just been that there were staffing issues but the Clerk would contact Nat West for information and to ask that the Parish Council is informed in future of any non-attendance.

An access road had been laid from South Road into Russet Grove which had been reported to MBC Enforcement. The Clerk had received notification that this was a temporary vehicle crossing to allow access to continue the development of Moat Homes social housing.

The Chairman then read out the following statement:

I PROPOSE THAT PURSUANT TO PUBLIC BODIES (ADMISSION TO MEETINGS) ACT 1960, THE PUBLIC BE EXCLUDED FROM THE MEETING BECAUSE OF THE CONFIDENTIAL NATURE OF THE FOLLOWING BUSINESS TO BE TRANSACTED:

9.16pm Members of the public left the meeting

379/20 ENFORCEMENT

Agreement of Previous Confidential Meeting

Deferred until first face to face meeting

New/Reported Alleged Enforcement

A Cllr had received a telephone call from a resident with concerns over a possible breach of planning. The Clerk would retrieve the planning decision notice and report to MBC Enforcement.

MBC Update on Enforcement

Updates on previous alleged breach was reported by the Clerk.

There being no further business the meeting closed at 9.23pm

Signed

Date

Cllr Lesley Mannington

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The next meeting of the Full Council will be held on 8th December 2020