

HIGH HALDEN PARISH COUNCIL
Minutes of the Virtual Meeting of the Parish Council
held on Monday 9 November 2020 at 7.00pm on Zoom Pro

196/20 Present and Apologies

Cllr Robinson (Chairman), Cllr Sargent (Vice-chairman),
Cllr Ms Dawes, Cllr Mrs Harris, Mrs Pickering and Mrs Wheeler
Mrs L Goldsmith (Clerk). Cllr Pickering (ward member) and 1 member of the public participated.

197/20 Declarations of Interest

Cllr Mrs Pickering: Voluntary Declaration as the spouse of the ward member.

198/20-1 Co-option of a new Parish Councillor

The Chairman proposed that Elizabeth Wheeler be co-opted to fill the casual vacancy.

Resolved: That Elizabeth Wheeler be co-opted to fill the casual vacancy.

198/20-2 Declaration of Acceptance of Office

The Declaration of Acceptance of Office was read out and signed by Cllr Liz Wheeler and will be forwarded to the Proper Officer of the Council.

199/20 Minutes of the meeting of 12 October 2020

Resolved: That the Minutes of the meeting held on the 12 October 2020 be approved and confirmed as a true record.

200/20 Matters Arising

There were none

201/20 Open session

A member of the public urged the Parish Council to object to planning proposal 20/01451/AS – Land South West of and adjacent Durrant Green House on the basis that this is an overdevelopment of the site.

202/20/1 PCSO's report

Members noted that the Clerk has not received a report from the PCSO. It was suggested and agreed that the Clerk should ask the PCSO to attend a virtual meeting so that Members can better understand what he has been doing recently in the village.

202/20/2 Community Warden report There was no report

203/20 Speedwatch – To receive an update on the feasibility of setting up a scheme in High Halden

Members noted that three volunteers have now come forward and that one of them has completed the online e-learning. Unfortunately, Kent Police has advised this week that Speedwatch is not to take place during the second lockdown. The Clerk explained that given the darker mornings and evenings in the run up to Christmas that it would be better to start the scheme early Spring when hopefully all the restrictions will have also been removed.

204/20 – Update on placing benches around the playground and sports pitches at Jubilee Park

Members **resolved** that the Clerk should look to purchase 2 Elwood benches from Glasdon and suggested that the Dawes family, who will be fully funding the purchase of a bench, should decide on the style and make of their bench. It was agreed to delay the installation of the benches until the Spring. In the meantime the Clerk will liaise with the families/people concerned to agree the wording for the plaques. The Horticultural Society has agreed to contribute £200.00 towards the cost of a bench to include a memorial plaque in memory of Martin Woodcock and it was agreed to use a £50.00 compensation payment from NatWest for poor service, (see item 209/20-2), to help fund the other bench. The Clerk will also find out if the Brewmasters football club would like to make a donation for the bench in honour of Mr Bourne.

205/20 - To approve a quote for repairs to the sports pavilion following a leak

The Clerk reported that a defective temperature control valve in the ceiling of the ladies WC has caused a leak. The valve needs to be replaced and part of the ceiling needs to be re-insulated, plastered and painted. Surrounding walls also need to be repainted.

Resolved: To accept a quote for £880.00 for these works from NDR Builders Ltd. who built the sports pavilion. Hopefully the works will be completed this week.

206/20 – To approve renewing the insurance for the High Halden Litter Pickers

The Chairman reported that the group has approached the Parish Council to fund the group's insurance premium which is approximately £94.00 per annum. Members were in agreement that the group carry out a very valuable service to the community.

Resolved: That the Parish Council fund the group's insurance premium.

207/20 – To acknowledge Completed Order Bridleway AT168 (PART) High Halden

Cllr. Sargent explained the implications of the Order which has little effect on High Halden.

Resolved: To acknowledge the Order.

208/20 Planning

Cllr Mrs Pickering assumed the Chair as Planning Portfolio holder.

Planning applications

20/01451/AS – Land South West of and adjacent Durrant Green House, Oak Grove Lane

Erection of two dwellings, together with new access, attached garaging, gardens and landscape and ecological enhancements

Resolved: We should recommend refusal on grounds of being an infill of vital green space. This is outside the village envelope, reducing the gap between the properties Rosehurst and Durrant Green House.

20/01442/AS & 20/01443/AS – Broombourne Farm, High Halden

Single storey extension with entrance porch.

Resolved: No comments

20/1403/AS – Berenden Park, Ashford Road, High Halden

Proposed hip roof alterations to main dwelling with inclusion of rear dormer and front/rear rooflights to facilitate loft conversion.

Resolved: We would like to comment that the house is of large size and the planned hip roof alterations to facilitate the loft conversion will increase the height of the house further and have a significant visual impact on the eastern side of the house where the close Tenden Oast is located.

20/01374/AS – The Gables, Biddenden Road, Tenterden

Single Storey infill extension between existing classrooms block and office block. **Resolved: No comments**

20/01382/AS – Church Farm Oast, Church Hill, High Halden

Revision to Listed Building Consent 16/01537/AS. **Resolved: No comments**

Planning applications received after distribution of the agenda:

20/01473/AS – Caravan 1, Planesfield, High Halden

Revision to change of use of land for siting 2 no. static bungalows and 1 no. touring caravan for one travelling family to include groundwork to allow car parking and to enable equine vehicle turning circles and hard standing of touring caravans; installation of subterranean sewerage bio-digester serving both static bungalows; hard standing for additional mobile bungalow (retrospective and revision to planning permission 15/01374/AS)

Resolved: We recommend refusal of this application.

The 15/01374/AS proposal by Mr Joe Fuller was refused by ABC on 4/11/16 on the grounds that the Council had insufficient evidence about whether the applicant and his family were from a recognised Gypsy/Traveller Community. The Council also refused the application on the grounds that the application is situated in open countryside and presents a visually incongruous and intrusive form of development that is significantly harmful to the character and appearance of the surrounding area of countryside. This was

taken to appeal and in May 2017 the Planning Inspector ruled as follows:

'The use hereby permitted shall be for a limited period until 30 September 2021. At the end of this period, the use hereby permitted shall cease'

This new application requests a revision to change of use of land for siting 2 no. static bungalows and 1 no. touring caravan for 1 travelling family to include ground work to allow car parking and to enable equine vehicle turning circles and hard standing of touring caravans; installation of subterranean sewage biodigester serving both static bungalows; hard standing for additional mobile bungalow (retrospective and revision to planning permission 15/01374/AS).

20/01477/AS – Caravan 1, Planesfield, High Halden

Removal of condition 2 on planning permission 15/01374/AS (Removal of condition 2 on planning approval 14/00759/AS (Change of use of land to use for the stationing of 1no. mobile home and touring caravan for residential use by a gypsy family, hard standing and erection of amenity block) to allow temporary use to become permanent)

Resolved: We object to these revisions and applications in view of the fact of the extensive development started, going against the Planning Inspector's decision and further extending and enlarging this area. Furthermore, High Halden has approximately 25% of Gypsy/Traveller sites within the Borough which has been previously noted by other Planning Inspectors when considering and refusing other site appeals which have an effect on the settled community. We would recommend that the family be relocated by the Borough Council before the temporary permit expires.

20/01375/AS – Sunnysdale Barn, Ashford Road, High Halden

Installation of five in-roof solar panels on garage and eight ground-mounted solar panels on land adjacent to garage. **Resolved: No comments**

20/01513/AS – Sunnysdale Barn, Ashford Road, High Halden

Proposed installation of 2 roof lights and enlargement of existing roof lights; changes to fenestration; enlargement of first floor window on side elevation. **Resolved: No comments**

19/00905/CONB/AS – Little Bedgebury Farm, High Halden

Discharge of conditions 2 & 3 (Schedule of external materials. Window & Door joinery details).

Resolved: No comments

Approvals:

20/01160/AS – Rosslyn, Ashford Road, High Halden

Car port at the front of the property

20/01173/AS – Cherry Tree Farm Equine and Pet Crematorium, Cherry Tree Farm, High Halden

A new bespoke building to provide an end of life veterinary surgery run in association with the established pet crematorium.

Refusal:

19/01525/CONA/AS – Hallmark Farm, Ashford Road

Discharge of condition 3

20/01172/AS – Oak Tree Farm, Woodchurch Road, High Halden

The erection of 2no. holiday lets with associated parking

Prior approval refused: None to consider

Withdrawn: None to consider

Other Planning Matters:

Planning Appeal – Hallmark Farm, Ashford Road, High Halden

Proposed farm shop on the land adjacent to Hallmark Farm and change of use from agricultural land to A1 (retails) and A3 (restaurant/café). *Appeal dismissed*

209/20-1 To agree payments in accordance with the Budget and note receipts

Resolved: That the following payments be made in accordance with the Budget and receipts noted:

Cheque	Details	£
001592	L Goldsmith (October Expenses)	100.21
001593	L Goldsmith (October Salary)	449.60
001594	HMRC (October L Goldsmith)	112.40
001595	Mr B R Croucher (Caretaking Services September)	69.76
001596	PKF Littlejohn LLP (External Audit)	240.00
001597	Mint Fresh (Bus stop cleaning)	40.25
001598	Mr D Ball (materials to fix bench)	12.98
001599	Mr J Sargent (materials to fix bench)	40.77
001600	Npower Limited (Electricity pavilion)	265.04
001601	The Sign Maker (Carter's Oak Plaque)	126.40

Receipts: Chelsea FC - £765.00 NatWest - £50.00

209/20-2 To receive an update on electronic banking

Members noted that the Clerk is continuing to have problems setting up online electronic banking with NatWest. Cllr. Harris called NatWest to complain about the service received and £50.00 compensation has been paid. Cllr. Harris reported that it seems NatWest is no longer able to offer dual authorisation on its online banking facility. The Clerk was asked to investigate this and to also establish which other banks might be able to offer dual authorisation online banking at no cost.

209/20-3 Precept setting 2021-2022

It was suggested and agreed that the Clerk and Cllrs. Robinson, Sargent and Harris should meet virtually one evening to discuss the budget for 2021-2022 and to set the precept for approval by Full Council. The Clerk to circulate some dates and times.

210/20 Reports

210/20-1 Ward member

Cllr Pickering advised Members that Clinically Extremely Vulnerable people in England have received further guidance from the government on keeping safe following the second Lockdown. ABC is also giving advice to this group on a range of issues from specialist advice on financial issues to food delivery. Cllr. Pickering reported that the number of coronavirus cases per 100,000 people remains low in Ashford but is increasing. ABC offices have closed again in line with the new national restrictions, approximately 30 officers are working in the building with the remaining still working from home. While face-to-face appointments at the Civic Centre are being paused during the lockdown, residents can still contact ABC via the customer services team.

210/20-2 Highways

The Clerk has reported to KCC that some of the speed road markings and speed tables have eroded in the village and need to be reinstated. The Clerk has also asked to KCC to reinstate the village sign for entry from the south which went missing when the new development Foxhill was in construction.

210/20-3 Marketing/projects

Nothing to report.

210/20-4 Finance Committee

Nothing to report.

210/20-5 KALC – Members noted that the Annual General Meeting is due to be held virtually on Saturday 28 November 2020.

211/20 HHVEC update

Cllr. Sargent reported that the Village Hall Committee AGM took place virtually on the 26 October 2020. Works to revamp the kitchen continue and the Committee is in the process of sourcing a Christmas Tree.

212/20 Any other Business

1] The Chairman publicly thanks Mr David Ball for everything he does for the parish including assisting with parish council projects and for organising the annual 'Life is not an X Box - Morocco Adventure'.

2] The developer building 43 houses at the Ransley site has approached the Parish Council to see if the village would like to be involved in suggesting a name for the road into the development. Members considered the

names listed below. The Clerk will place an article on the website and village Facebook page asking for suggestions. Members will then make a decision in between meetings and select three names. These will be forwarded to ABC for them to make the final decision

'Hathewolden' - in ancient records how High Halden was 'spelt'

Family name – 'Bourne'

Family name – 'Hukins'

Family name – 'Orpin'

Family name – 'Milton'

Family name – 'Buckman'

'Sutton' - (the widow of the vicar who in 1835 donated her inheritance to restore the church)

'Chequers' -(for it's links to smuggling back in the 1800's)

3] The Clerk was asked to arrange a review meeting with the Park Keeper

4] The surface of the bridge at Jubilee Fields urgently needs attention

5] Cllr. Dawes gave her apologies for the next meeting

213/20 Items for the next Parish Council meeting

Nothing additional.

214/20 Date of next meeting

Monday 14 December 2020 at 7.00pm by Zoom Pro.

The meeting closed at 8.10pm