

IWADE PARISH COUNCIL

MINUTES OF THE MONTHLY PARISH COUNCIL MEETING

Held on Wednesday 8th July, 2015

<u>Present:</u>	Cllr. J. Hunt – Chair	Cllr. D. Wastall
	Cllr. M. Gale – Vice Chair	Cllr. S. Cheeseman
	Cllr. S. Plumb	Lynda Fisher, Clerk
	Cllr. J. White	County Cllr. Lee Burgess
	Cllr. D. Gale	Borough Cllr. Ben Stokes
	Cllr. P. Horner	Borough Cllr. Duncan Dewar-Whalley
	Cllr. R. Clark	Nick Mayatt, Community Warden
	Cllr. L. Mitchell	4 Members of the public

Prior to the meeting Cllr. Stephen Plumb presented Graham Horner with a Community Award Certificate for work he had carried out within the village.

1. Welcome and Apologies

The Chair welcomed everyone to the meeting; apologies were received from County Cllr. Truelove and Parish Councillor Hyde and the PCSO.

2. Declarations of Interest and Dispensations

Cllrs. White and Plumb declared an interest in Item 10.6. Dispensations are in place for Members relating to The Barn and Iwade School.

3. Minutes of the Previous Meeting

Proposed by Cllr. Wastall and seconded by Cllr. Mitchell, the Minutes of the Monthly meeting held on the 10th June, 2015, were agreed and signed as a true transcript, but with the following addition:

Cllr. Plumb mentioned the PCSO mentioning football in Sheerstone and the nuisance to residents; this was raised under Any Other Matters arising.

4. Visitors/Public Time

- 1. Visitors** - A resident from Elm Tree Avenue has problems with youths and football; he has reported this to the Police but it's still ongoing. Members asked the Community Warden to look into this.
- 2. County and Borough Councillors** – Borough Councillor Duncan Dewar-Whalley introduced himself; he has been a Parish Councillor for more years than he cares to remember and also on the K.A.L.C. Executive in the past. He is a Borough Councillor Portfolio Holder and Cabinet Member for Finance. The Bobbing, Iwade and Lower Halstow Ward is now shared between him and Borough Cllr. Ben Stokes; Ben will concentrate on planning and Duncan on other issues. He mentioned grant money, which he is keen for Iwade to have a share of for any appropriate projects.

Borough Cllr. Stokes advised that a small committee of residents on the Persimmon development have asked him to set up a meeting because of the state of the roads. At the moment KCC are doing a test on the Tarmac and he will arrange the meeting after this has been completed. He has reported a burnt out car in Raspberry Hill and will try and get a 'no ball games' sign in the area in Elm Tree Avenue mentioned by a resident.

County Cllr. Burgess apologised for his absence over the past couple of months. He has nothing to report at the present time.

3. **Community Warden (Nick Mayatt)/PCSO** - The Community Warden's report had been circulated. Nick has dealt with fly tipping in Ferry Road, incidents of egg throwing, neighbourhood disputes and now has two Community Wardens trained up for Speed Watch.

5. Matters Arising from the Minutes

1. **Parish lighting possible adoption by KCC** – Not a very helpful response from KCC; Members agreed not to go ahead with seeking the adoption.

6. Planning

1. **15/503634/FULL:** Minor material amendment to previously approved scheme SW/09/0756 to increase length of approved double garage of 38 and 40 Helen Thompson Close: Land East of Woodpecker Drive and Helen Thompson Close Iwade Kent ME9 8DW – No objections.
2. **15/504384/FULL:** Change of use of land for temporary sales compound: Phase 5 Iwade Sittingbourne Kent ME9 8TY – Agreed to respond that Members have no objections but would like to retain the car park area, which will form part of the open spaces. Clerk to query how temporary is temporary?
3. **15/504411/FULL:** 5 Wigeon Road Iwade ME9 8WQ: Erection of single storey rear extension with insertion of roof lantern – No objections.
4. **APP/V2255/W/15/3019427** - Notification of Appeal Lodged with the Planning Inspectorate: Single storey rear extension, and conversion of garage to utility room and storage area: 61 Cormorant Road Iwade – Noted.
5. **15/505010/FULL:** Minor Material Amendment for: Development of an up to 18MW ground mounted solar farm on land at Orchard Farm, Iwade, Kent, ME9 8QE to include solar arrays, transformer enclosures; substation and control room, access tracks; perimeter fence and small-scale CCTV cameras (14/502072). Amendments: Removal of the northern parcel of land from development to reduce capacity from 18MW to 10MW, change in the design from a single substation to separate DNO and customer substations including auxiliary transformer, and decrease in the number of modules, weather stations, CCTV poles, fences and roads: Land West Of Orchard Farm School Lane Iwade Kent ME9 8QG - The comments submitted by the Parish Council for the previous application - 14/502072/Full (but were ignored last time) still stand as regards this new application:

Previously submitted objections were: Visual Amenity the proposed development is next to an area of High Landscape Value and Green Corridor between Sittingbourne and the surrounding village. A nearby development proposal for a Waste Disposal Land Fill site was refused on the grounds of an Area of High Landscape Value and that will overlook this proposed Industrial Development Loss of Agricultural Farmland 50% of which is grade 3a, which is against KCC Policy See attached Policy Size of Installation in context of surrounding location in the middle of the countryside on a Greenfield site with all the attendant construction and eventual decommissioning problems which is against KCC Policy, County favours Brownfield or installation on existing industrial buildings. Loss of outlook to the detriment of residential amenity close to the site. Concerns that the facility in an area of farmland is out of character with its surroundings Members would like to make the following comments/observations: We would ask that KCC Highways looks at the safety of the roads (the National Cycle Route Sustrans runs through Stickfast Lane) as a whole including Parking and Emergency access during construction and subsequent proposed operation. If the application is approved the Parish Council would ask that it be made a condition that no construction traffic enters Iwade village. We would ask that KCC Highways looks at the safety of the roads as a whole including Parking and Emergency access during construction and subsequent proposed operation There appears to be no regulatory body to overview this power producing facility other than planning regulations and we have concerns over future running and decommissioning policies

6. **15/504997/FULL:** Proposed two storey rear extension - 56 Mallard Crescent Iwade Kent ME9 8TJ – No objections.

7. 15/504585/FULL: Stationing of two mobile homes with transient pitches and associated parking. Amendments to existing and previously approved sites - Plot 1 repositioning of mobile home and erection of a new day room. Plot 2 repositioning of mobile home and erection of a new storage building (Part retrospective): Highview School Lane Iwade Kent ME9 8QH - The Parish Council objects to this application on the following grounds:

- Unacceptable high density and over-development of the area.
- Effect on the character of the surrounding area.
- Scale dominating the nearest settled community.
- No backing of the Gypsy Council or reference from them.
- Iwade Parish Council has supported the Traveller community wholeheartedly over the years but we now feel that this is now an over-development of sites in one area. We already have 11 pitches from the Junction of Bassar Hill to the corner of School Lane, Near Culnells Farm and further pitches at Raspberry Hill and near Orchard Farm. The Parish Council feels it has more than
- On 5th August 2011, to Swale Borough Planners we wrote: "the Parish Council does wish to place on record its deep concern that with a second application following this one (SW/11/0917), it will not open the floodgate to similar development and that the area of high landscape value and the strategic gap will be protected and not eaten away. We request written confirmation of this from the Borough Council." Written confirmation was never received.

7. Correspondence

1. **KCC Consultation on Kent's "Drainage and Local Flood Risk draft Policy Statement** – Clerk to complete the on-line form. **Action: Clerk**
2. **Call for Sites – Swale Borough Council Local Plan Part 2: Gypsy and Traveller Site Allocation:** Members agreed to reiterate the last response on the same issue. **Action: Clerk**
3. **Housing Needs and proposed Questionnaire** – See comments under 11.2 below.
4. **SW/15/502570/FULL – Land Far East of Plantation Lodge, School Lane, Iwade, ME9 8QU – Change of Use of land to a single Gypsy Pitch and associated development – letter from applicant** – The applicant attended to put his case forward, having seen the Parish Council's objection to the planning application; he added that there had been no objections from the nearby community. Members asked if he had spoken to the Planning Officer – no. The Chair explained that the Parish Council is only a consultee and as such has to look at material planning considerations; the actual decision is made by Swale Borough Council. He mentioned that the Parish Council could ask Swale Borough Council for an extension of time to consider this but it won't go back on the Agenda until August/September and will then delay Swale's decision further and asked the applicant to let the Parish Council know if this is what he wants. The applicant thanked the Parish Council for listening to him and left the meeting. **Action: Applicant**
5. **Medway Estuary and Swale Strategy - Launch Event 22 July 2015** - Cllrs. Hunt and Clark to attend at 1.30 p.m. on the 22nd July. **Action: Cllrs. Hunt/Clark**

8. Finance

1. **Scooter** – Bring back to the January 2016 Meeting. **Action: Cllr. Gale/Clerk**
2. **Woodpecker Park Bus Shelter Quotes** – place on August Agenda. **Action: Clerk**
3. **Replacement of Noticeboard outside Post Office** – Proposed by Cllr. M. Gale and seconded by Cllr. Clark, all agreed to purchase the Greenbarnes Man-Made Timber Noticeboard at a cost of £2232.79, which includes V.A.T. which is recoverable. **Action: Clerk**
4. **Parish Lighting Renewal Quotes** – Clerk sought quotes from three companies, only two have been received. Proposed by Cllr. Hunt and seconded by Cllr. Wastall, all agreed to accept the quote from B.W. May & Son to replace 14 existing columns and install 2 new columns in Sheerstone, including disconnection/reconnection charges £38442.10p; excluding recoverable V.A.T. **Action: Clerk**

5. **SLCC Subscription Renewal 2015/16** – Proposed by Cllr. Wastall and seconded by Cllr. Hunt, all agreed the sum of £56.67p (third share of costs). **Action: Clerk**
6. **Request for grant for benches in Iwade Church** – Cllr. White submitted a request for a grant for £400 to replace two bench seats in the Church grounds. Agreed to look at costs of benches and bring this back to the August meeting. **Action: Clerk**
7. **Tea/Coffee at Meetings** – Proposed by Cllr. Wastall and seconded by Cllr. Mitchell all agreed to provide Tea and Coffee at monthly meetings for residents; Clerk to obtain disposable cups and supplies. This expenditure to be covered under Chairman's Expenses. **Action: Clerk**
8. **Cheques raised and Accounts** – Members agreed the following cheques and accounts to the 30th June, 2015:

Date	Chq.	Details		Amount
08.07.15	1775	Clerk's Expenses	Telephone; use of Home as office, felt and nails for planters	£31.53p
08.07.15	1776	H.M. Revenue & Customs	Tax due May	£77.60p
08.07.15	1777	Steve Wakeling	Handyman duties and materials - June	£265.60p
08.07.15	1778	Iwade Village Hall	Hall hire April to June 2015	£69.50p
08.07.15	1779	B&K Masters & Son	Supply and fit Planters	£2157.60p
08.07.15	1780	McCabe Ford Williams	Payroll preparation to 30 th June 2015	£39.00p
08.07.15	1781	Glasdon U.K. Limited	Orbitor grit bin and hasp and staple kit	£433.34p
Seven cheques in total				

Plus:

Clerk's Wages: July 2015	£558.08p	Paid by Standing Order
Eon: Energy Supply, Street Lighting - June	£55.82p	Paid by Direct Debit
Countrystyle: Hire of 110 Ltr. Envirobin – June	£32.50p	Paid by Direct Debit

9. **Iwade Localism Project (Swale Borough Council)**

Arrangements for the next Localism Meeting in hand, looking towards September.

1. The Barn – Had a meeting this week with the Architect and also Peter Bell, Conservation Officer, Swale Borough Council to check on what can and cannot be done and the Architect is drawing up some plans for submission. Insulation is not needed because of what is already there and it won't need plastering as the finish is sufficient. The inside door has to be wooden and the flooring perhaps use terracotta tiles. The electrics are all agreed and awaiting installation of the meter. The hand over hasn't happened yet but it is on route.
2. Neighbourhood Plan – Met with Tessa O'Sullivan to look at housing needs and a survey. The questionnaire will go to all households (have asked for Gypsy sites to be included) and will be sent by post. We are looking at possibly £2000 for this to be done.

The survey will look at all housing, including social; asking what people need in the village over the next five years, i.e. bungalows, number of bedrooms. Members agreed to go with the Iwade form and Clerk to check on data protection as regards personal information. **Action: Clerk**

10. **Reports from Representatives (Village Hall and KALC)**

1. Hall – Cllr. M. Gale reported that the finance is moving forward; there are plans for a grotto in the Village Hall at Christmas. Because of insurance implications the Parish Council is looking at use of the garden; formal use will require a risk assessment and insurance, informal use does not. Regular hall hirers have already received an e-mail asking if they use it, for what purpose and will equipment (e.g. bouncy castle) be needed. Some of the regular hirers have contacted members of the Parish Council to say that they are not allowed to use the garden anymore however this is untrue. A further

communication is to be sent to all regular hirers giving a deadline of 31st August 2015 for the return of questionnaire and risk assessment/insurance documents (if applicable) then if not received permission will be removed. **Action: Clerk**

2. KALC – Cllr. Wastall advised that the next meeting will take place on the 7th September.

11. Any Other Matters Arising

1. Cllr. Gale advised that Vodafone are doing a walk through the village tomorrow, to test reception.
2. Cllr. Clark asked the Chairman about roads and lighting in All Saints Close; Chair to E-mail. **Action: Cllr. Hunt**
3. Cllr. Mitchell advised that trees near the pinch point in Grovehurst Road (right-hand side) are overgrown; Clerk to report to KCC. **Action: Clerk**
4. Fans Lane is overgrown – Clerk advised she has already reported this to Public Right of Way Officer.
5. Cllr. Plumb asked if the residential care home is still going ahead; Chairman to e-mail the developer querying this. **Action: Cllr. Hunt**

12. Next Meeting(s)

The next monthly meeting will take place on Tuesday 18th August, 2015, commencing at 7.30 pm in Iwade Village Hall.

The meeting closed at 09.45 p.m.