

**MINUTES OF THE ORDINARY MEETING OF WOODNESBOROUGH PARISH
COUNCIL HELD ON TUESDAY 26th JULY 2011 7.30pm AT WOODNESBOROUGH
VILLAGE HALL**

Present: -Councillors	D Woodward K Ellen G Hall	B Baker G Boorman S Hoskins	P Charlesworth A Boniface
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Sarah Wells Clerk to the Parish Council Dist Cllr Russell (part) Dist Cllr P Carter (part)
9 members of the Public

1. APOLOGIES

Cllr D Ford

2. DECLARATION OF INTERESTS

- a) Cllr Boorman declared a personal interest in the proposed housing development and new Village Hall as he lives on the opposite side of the field which is proposed for the village hall.
- b) Cllr Baker declared a personal and prejudicial interest in any matters affecting the Church, as she is a Church Warden.
- c) Cllr Baker declared a personal and prejudicial interest in the Planning Application DOV/11/00484 as she lives opposite the site.
- d) Cllr Boniface declared a personal interest in the proposed housing development and new Village Hall due to the proximity of his house to the sites.

3. POLICE REPORT

PC Woodland had been unable to attend.

4. MINUTES OF LAST MEETING

- a) Minutes of the Ordinary Meeting of the Parish Council held on 28th June 2011.
It was proposed by Cllr Baker and seconded by Cllr Boorman that the minutes be signed as a true and correct record. All agreed and the Chairman signed the minutes.

5. ACTIONS FROM THE LAST MEETING

Highways

Environmental Engineer has resigned –An advert had been placed in the next issue of the parish magazine. **Action Discharged**

Planning

KCC/DO/0069/2011 – for discussion in light of news and press reports

Proposal: Temporary change of use of agricultural land (for approximately 12 weeks) to allow drilling of an exploratory borehole to test the insitu coals, Lower Limestone Shale and associated strata: including provision of a drill rig and associated compound.

Location: Land adjacent to the Junction of the A257 and A256, north of Woodnesborough
The Clerk had informed KCC of the Councils concerns about this application. **Action Discharged**

Consultation Documents

KCC – Preparation of Kent County Council Minerals and Waste Development Framework.

The Clerk had responded to the consultations.

Action Discharged

Forthcoming Events

Outside Events

KHS Parish and Town Council Seminar – 11 July 2011

KALC Councillor Conference – Lenham Community Centre – Sat 23th July 2011

Cllr Charlesworth had attended both meetings.

Action Discharged

Parish Plan

Proposed Housing Development and New Village Hall

The Clerk had asked the VHC to provide usage figures for the current Village Hall for the past 12 months.

Action Discharged

Correspondence

Consultation Documents

Vision Of Kent Consultation – This had been read by the members, no response had been felt necessary.

Action Discharged

FINANCE

Budget

The Clerk had completed the Payments verses Budget account for the first quarter.

Action Discharged

Request for grant aid from Woodnesborough Community Centre – The Clerk had informed the applicant that their grant application had been unsuccessful.

6. CODE OF CONDUCT

- a) A reminder to all Councillors that should there be any changes to the information entered on your register of financial or other interest forms; you have 28 days in which to inform the DDC Monitoring Officer.

The above was noted by the members.

The Chairman closed the meeting so that members of the public could speak. Cllr Baker gave her views on the application DOV/11/00484. The members of the public also made comments on this application. The main objection to the application was that it was development on Agricultural land in a rural hamlet, the plans outline a large portion of the site for residential use, far more that would be taken up by one static caravan. It was felt that should this application be granted it would set a precedent and lead to other small parcels of land being put forward for similar development.

It was also felt that the existing planning conditions had been breached and what was to stop this application being breached in the same way.

The Chairman re-opened the meeting. Cllr Baker withdrew from the room.

7. PLANNING

a) Planning Applications – Seen between meetings

i) DOV/11/00526

Proposal: Erection of a detached garage

Location: Marylebone Lodge, The Street, Woodnesborough

ii) DOV/11/00452

Proposal: Erection of a GRP Kiosk

Location: Water Supply Works, Beacon Lane, Woodnesborough

To discuss

iii) DOV/11/00484

Proposal: Stationing of a mobile home (15m by 7.5m) for permanent residential use, together with change of use of part of the land to residential garden, installation of a septic tank and creation of a driveway and parking area, together with the retention of part of the land for the

keeping of horses and storage of caravan

Location: Hollyoak, Marshborough, Woodnesborough.

After consideration of the plans and listening to the concerns from the members of the public the Council agreed to object to this application on the following grounds

- The site concerned is situated on Grade 1 Agricultural land in a rural hamlet that has no local services or facilities and a poor bus services. Granting permission for this application would be tantamount to allowing development in the open countryside.
- The application asks for a large proportion of the site to be changed to residential use, far more than is necessary for the installation of one static home. The members felt this may lead to additional dwellings being installed at a later date.
- There are several other small parcels of land in the parish; if this application is passed it would set a precedent and could lead to more developments of a similar nature.
- The members were also concerned about the amount of work that has already been undertaken in breach of the existing planning conditions placed on the site.

Cllr baker returned to the meeting.

b) Planning Decisions

None received.

c) Correspondence

None received.

d) Consultation Documents

None received.

8. VILLAGE GREEN

Nothing to discuss.

9. VILLAGE HALL

Nothing to discuss.

10. REPORTS

a) Dist Cllr

Cllr Carter was in attendance but did not have a report as he had been on holiday and not attended the last DDC meeting. Cllr Russell reported on the coastal route project.

b) Cllr Reports

Cllr Charlesworth had been to the KHS liaison meeting. He had not felt that the meeting had been very useful.

He had also attended the KALC Area committee meeting and felt this had not been very well organised. The time of the meeting had been changed, the speaker had not turned up and half of the reports had been out of date. It was agreed that Clerk would flag this the KALC office in Folkestone.

Action Sarah Wells

Cllr Charlesworth had also been to the KALC Councillors Conference. He reported that this had been a very good event and he felt he had come away with a lot of useful information and contacts.

11. FORTHCOMING EVENTS**a) Council Events**

None planned.

b) Outside Events

- i) KALC Dover Area committee meeting – Thur 21st July 2011, Wingham Village Hall
7.30pm

Cllr Charlesworth had attended.

- ii) DDC New Recycling and Waste Services – Deal Town Hall, Mon 25 July, 7.00pm
iii) Kent Miners Festival 29th August 10am to 7pm – Aylesham, Village Green

The above were noted by the members.

12. CORRESPONDENCE**a) Correspondence needing a response/Action**

None received.

b) Consultation Documents

None received.

c) Newsletters and Circulars

- i) KALC – The Parish News
ii) Kent Forum Briefing
iii) Clerks and Councils Direct
iv) ACRK – Rural News

The above were noted by the members.

d) Other

- i) Private Mobile Clinic
ii) Polling District Review

The above were discussed and noted by the members.

13. HIGHWAYS

- a) Bus Stop – Marshborough Rd – Cllr Woodward had sent an e-mail to KHS asking for progress on the specification and costings for a bus stop. He will continue to chase.

Action Cllr Woodward

- b) The street light directly opposite the Village Hall is not working. The Clerk to report to KHS.

Action Sarah Wells

14. FINANCE**a) Budget**

- i) Payments v Budget Apr- Jun 2011

These had been circulated to the members and after some discussion it was proposed by Cllr Baker and seconded by Cllr Boorman that the accounts should be adopted by the Council, all agreed.

b) Invoices

None received.

c) Other

Nothing to discuss.

15. PAYMENTS

			Cheque No
a) £72.00	KALC – Councillor Conference		1181
b) £198.32	Clerks Salary Jul 26 x 10.198	265.15	1182
	Pension Contribution	<u>-17.23</u>	
		247.92	taxable Pay
		<u>-49.60</u>	
		198.32	Clerks Salary
c) £49.60	H M Revenue and Customs		1183
d) £48.78	KCC LGPS		1184
	Council Contribution	31.55	
	Clerks Contribution	<u>17.23</u>	
		48.78	
e) £198.32	Clerks Salary Aug 26 x 10.198	265.15	1185
	Pension Contribution	<u>-17.23</u>	
		247.92	taxable Pay
		<u>-49.60</u>	
		198.32	Clerks Salary
f) £49.60	H M Revenue and Customs		1186
g) £48.78	KCC LGPS		1187
	Council Contribution	31.55	
	Clerks Contribution	<u>17.23</u>	
		48.78	

It was proposed by Cllr Ellen and seconded by Cllr Boniface that the above payments should be made, all agreed.

16. DATE OF NEXT MEETING

The Ordinary Meeting of the Parish Council will take place on Tuesday 27th September 2011.

17. PARISH PLAN

Cllr Boniface declared a personal and prejudicial interest. He said he was unhappy about the size of the proposed new village hall and still did not think a new hall should be built on Agricultural land. He then left the meeting.

a) Proposed Housing Development and New Village Hall

The Working Group had met with Ellis Construction and had put forward their proposals for a new Village Hall. These were to be looked at and refined by CDP architects. Southern Water had not raised any objections to the number of units proposed for the new site. It was hoped that a planning application would be submitted by the end of August 2011.

b) Architect Fees for change of use of existing Village Hall.

As part of the discussion with Ellis Construction it was agreed that a change of use application for the existing Village Hall should be submitted at the same time as the housing development and new village hall application to ensure the planners are aware of the Parish Council's intention to sell the existing hall. To enable this to take place plans for the conversion to a dwelling would be needed. CDP Architects had submitted a quote for £1400 for the work necessary to progress an application.

After some discussion it was proposed by Cllr Hoskins and seconded by Cllr Charlesworth that this quote be accepted. This proposal was put to the vote, 5 for and one against, the motion was carried.

It was agreed that the DDC Conservation Officer should be asked to attend a site meeting to discuss possible plans for the old Village Hall.

The meeting closed at 9.25pm