

**The Minutes of the Meeting of Hoo Saint Werburgh Parish Council**  
**Held in the Village Hall, Pottery Road, Hoo on Thursday 7<sup>th</sup> February 2019 at 7.30pm.**

***Councillors present: Andrews  
Chambers  
Counsell  
Fray  
Hipsey  
Pearce  
Perfect  
Pratt  
Rees  
Sands  
Savage  
Tildesley  
Williams***

***Also: Parish Clerk, Ward Councillor Roy Freshwater and members of the public.***

***The meeting was chaired by Councillor Tildesley.***

**1. Apologies.**

Apologies were received from Cllrs Gatfield and Rees.

**2. Declaration of Interests.**

No interests were declared.

**3. Minutes of the previous meeting.**

The Minutes of the previous meeting were circulated to all present. It was proposed by Cllr Williams to accept these as a true record, this was seconded by Cllr Andrews and agreed by all present.

The approved Minutes were then signed and dated by the Chairman.

**4. Matters arising from the Minutes.**

No matters were raised.

**5. Kelly Tolhurst MP.**

The Chairman welcomed Kelly Tolhurst MP to the meeting and opened the meeting to the public to ask questions of their Elected Member of Parliament.

**6. Public Question Time.**

Residents asked about the postponement of the Medway Local Plan for six months and asked her view on this and whether this was delayed to await the outcome of the HIF Bid.

Kelly Tolhurst confirmed that the Local Plan had been delayed and she had put the question to Medway Council. She stated that as an elected MP she had no rights to have this information and therefore she had to request it.

She stated that she was concerned about the delay and was awaiting further information, she had also requested a Sustainability Appraisal and was also waiting for this, as large-scale developments need a Sustainability Appraisal.

She spoke regarding the HIF Bid submitted by Medway Council for infrastructure and a railway station on the peninsula for 170 million and stated that she did not feel that this was enough for all that needed to be undertaken. If Medway Council was successful in obtaining the HIF Bid, then there would be an expectation for them to deliver the new homes.

She stated that she was still not convinced that the Local Plan would pass the Government Inspectorate as she was not confident that Medway Council had undertaken all the required work.

She confirmed that despite what is believed, a Member of Parliament was not able to influence planning decisions by the local Authority.

She said that she had objected to the major development on the Peninsula.

She spoke regarding the need to have a Local Plan in place as development could not be restricted without one.

Members of the public asked her about the plans for Deangate.

Kelly Tolhurst stated that as far as she was aware there were no solid plans to develop Deangate for housing, and it was not unusual for such a site to be included in the Local Plan.

Cllr Sands stated that there was a Consortium Bid and it was proposed for housing before it was closed.

Kelly Tolhurst stated that she and Cllr Phil Filmer had both objected to this.

A resident referred to a statement from the Prime Minister on 4<sup>th</sup> March 2018 when she stated that there was a need for more homes, but under no circumstances would the character of rural villages be damaged. He asked why this was now happening in Medway.

Kelly Tolhurst stated that part of the current problem in Medway was the lack of a Local Plan and a legal framework was needed to control development.

Cllr Perfect referred to a meeting she had attended with local farmers and they had stated that they had received directions to put their land in the Local Plan or have it compulsory purchased.

Kelly Tolhurst stated that she would investigate this if further information could be supplied to her.

Councillor Roy Freshwater suggested that Medway Council had delayed their Local Plan to ensure that the land for development was earmarked before it was finalised.

Cllr Sands spoke regarding the issue of land banking in the parish and the intention of Medway Council to develop Hoo, he stated that he did not feel that the HIF Bid was enough to deliver the required infrastructure.

Concerns were also raised regarding the Third Thames Crossing and the impact this would have on the Peninsula.

Kelly Tolhurst spoke regarding the issues with healthcare on the Peninsula, she stated that was an issue for the whole of her Constituency. She said the Local Authority had a duty to work with the CCG to put Plan in place. She stated that there was an issue with the way the CCG worked with the Council and she was involved with this.

Cllr Savage raised concerns that residents were unable to get doctors appointments in Hoo and she asked what could be done to assist this issue now.

Kelly Tolhurst confirmed that there was an issue with recruiting GPs, she stated that changes to the Hoo Surgery was also an ongoing issue.

A general discussion took place with regards to the healthcare provision on the Peninsula.

Elaine Cutting, Chairman of the Neighbourhood Plan Committee spoke regarding the work being undertaken by the Group and stated that they were holding consultation events and she urged resident to attend these.

Kelly Tolhurst gave her support to the Neighbourhood Plan and stated that the village needed to get behind this project as it would be beneficial to the Parish.

The Chairman thanked Kelly Tolhurst MP for attending the meeting.

Due to the disappointment from residents who wished to ask further questions, Kelly Tolhurst MP offered to attend a Public Meeting with residents if it was arranged by the Parish Council.

This was agreed and the Clerk was asked to liaise with her to arrange a suitable date.

**Action: Clerk to progress.**

#### **7. Urgent Matters.**

Cllr Chambers spoke regarding the need to have a disabled space in the Village Hall Car Park. This was agreed and the Clerk was asked to write to the Village Hall Management Committee is to request that they considered this.

**Action: Clerk to progress.**

#### **8. Chairman's Report.**

The Chairman gave his report to the meeting.

He wished Cllr Richard Andrews a happy 90th birthday from all on the Parish Council and presented him with an engraved glass tankard.

Cllr Andrews spoke in response to this and thanked the Parish Council.

#### **9. Clerks Report.**

The Clerks Report was noted and accepted by members.

#### **10. Ward Councillors Report.**

Ward Councillors Roy Freshwater and Phil Filmer gave their reports to the meeting.

Roy Freshwater - He spoke regarding Kingsnorth and stated that toilet facilities were needed in the area and he was in correspondence with Amazon and IKEA as a solution was needed.

He spoke regarding the rubbish at Four Elms Lay-by, concerns regarding the healthcare facilities in the parish and the rubbish and gullies along Peninsula Way.

Phil Filmer – He stated that he would ask the Highway inspectors to check the Ratcliff Highway and areas of concern.

He referred to the problem with Amazon and IKEA and stated that he was due to attend a meeting to discuss this.

**11. Police Matters.**

The Clerk informed members that she had circulated a PACT meeting leaflet to all councillors. She confirmed that the meetings held in Hoo were Liaison meetings not PACT meetings.

She stated that the police had now agreed to set up a PACT meeting its members wished to progress this. This was discussed and it was agreed.

Elaine Cutting stated that she would liaise with the police regarding this.

**12. Monthly Financial Statement.**

The Financial Statement was circulated to all members.

The Clerk asked for authority to add two more cheques to the financial statement as follows:

Cheque 034 - £14.95 Wardens overalls

Cheque 035 - £30.00 PCC Hall Hire for NHP.

This was proposed by Cllr Williams, seconded by Cllr Shepperd, and agreed by all present.

The approved cheques were then signed by two authorised signatories.

**13. Finance Audit and General Purposes Committee:**

No matters were reported.

**14. Parish Council Policies.**

The Clerk informed members that new Standing Orders had now been published by NALC and these had been circulated for consideration. It was agreed that these would be formally considered at the next meeting.

**15. Environmental Committee:**

**a. To consider environmental matters within the Parish.**

Wardens Compound.

The Chairman reported that he was in the process of seeking quotations for a consultant to assist with the planning application process for the Wardens Compound at Pottery Road Recreation Ground.

Safe Crossing of Bells Lane.

The Clerk stated that she had not had a response from Medway Council to the request to have a safe Crossing on Bells Lane. She stated that she would follow this up with Medway Council.

**Action: Clerk to action.**

**b. Focus On event at Pottery Road Recreation Ground 21st September 2019.**

Concerns were raised that the Focus On Event organised by Medway Council in the Parish for 21<sup>st</sup> September 19 clashed with the date of the local Ploughing Match. The Clerk was asked to contact Medway Council to ask if this could be moved to another date.

**c. To agree dates for the 2019 Environment Committee Meetings.**

The dates of future Environmental Committee meeting were circulated and agreed.

**16. Planning Committee:**

**a. To consider planning applications received.**

MC/18/3663 Land at Ratcliffe Highway, Hoo St Werburgh, Rochester, Medway.  
Outline planning application for the Construction of up to 210 dwellings with public open space, landscaping and sustainable drainage system (SuDS) and vehicular access point from Ratcliffe Highway. All matters reserved except for means of access.

MC/19/0079 17 Coe's Green, Hoo St Werburgh, Rochester, Medway, ME3 8PY.  
Conversion of detached garage to annexe including construction of a single storey extension.

**b. To consider other Planning Matters.**

The following papers were circulated to all members:

- Kelly Tolhurst MP response to Medway Council Local Plan.
- Copy of the MC Cabinet Paper for the HIF Bid.
- Rural Housing Booklet

Cllr Sands spoke regarding these papers. He suggested that the PC should consider the HIF Bid and make a response.

He referred to the New Homes Bonus paid to Medway Council and suggested that the Parish Council should submit a Freedom of Information Request to ask how much they have raised from this bonus over the past 15 years, and what it had been spent on.

This was agreed.

**Action: Clerk to action.**

The Clerk was asked to place Rural Housing on the next agenda for further discussion.

**Action: Clerk to action.**

Cllr Sands reported that the Planning Committee had met with Classic Estates to discuss their proposals to develop the Sturdee Club site. He stated that notes from the meeting had been circulated to all members with their papers.

**17. New Village Hall Project Committee.**

The Clerk circulated the draft Terms of Reference for the New Village Hall Project Committee. These were considered and agreed by members.

It was also agreed that the following members would sit on this Committee:

Cllr Tildesley  
Cllr Williams

Cllr Rees  
Cllr Chambers  
Cllr Pearce  
Cllr Fray

The Chairman confirmed that a meeting date would be agreed for the Committee to meet before the next PC meeting.

**Action: Clerk to arrange a meeting date for the Village Hall Project Committee.**

**18. Urgent Items.**

It was agreed that the Neighbourhood Plan would be placed as a regular item in future agendas.

**Action: Clerk to action.**

Cllr Perfect reported that a District Nurse Pilot Scheme was being trialed in the Parish, and would be held on two mornings a week, Tuesday and Wednesday from 10am to 12pm at the Hoo Institute.

**19. Date of next meeting.**

7<sup>th</sup> March 2019.

***There being no further business to discuss, the Chairman closed the meeting to the press and public at 9.15pm.***

Signed.....

Chairman

Dated.....