

EGERTON PARISH COUNCIL

5th January 2021

The meeting of the Parish Council was held on Tuesday 5th January 2021

Via Zoom at 8.00pm.

Present

Richard King (Chairman), Peter Rawlinson (Vice Chairman), Claire Foinette, Jeff Hopkins, John Lawton, Tim Oliver, Pat Parr, Lois Tilden, Ken Mulholland (Ward Councillor) and Sonia Young (Clerk)
Jane Carr NHP Chairman

3 members of the public were present.

1) Apologies

Sarah Elworthy – confidential reason given

2) Declarations of Interest

Pat Parr- Gift of land

3) Minutes of the Previous Meeting

The minutes of the meeting on 1st December 2020: The minutes were approved and signed as a true record of proceedings.

Proposed: John Lawton ; **Seconded:** Lois Tilden

All were in favour

4) Matters Arising from 1st December 2020

Footpaths Report

Report No. 129 of the Egerton Footpaths Representative – January 2021

See attached report at end of minutes

Highways Report

See attached report at end of minutes

Flooding at the Forstal

John advised that recent flooding at The Forstal has been exacerbated by a blocked culvert and debris across drains. Charlie Simkins is on the case. The KCC have inspected the blockage and advised that this is not their responsibility. However the ditch is part of the takeaway of the water from the Sewage Plant which should engage the Water Company and KCC so Charlie is pursuing this with the KCC. In the interim, John reported that neighbouring residents are working to keep it clear.

Drains

Peter raised the issue of blocked drains in Rock Hill Road which have not been cleared for some time. John added other similar issues with drains around the village. He advised that KCC were good and responsive at coming out to clear them once reported and encouraged all villagers to immediately report all blockages direct to the KCC to get them sorted. John will maintain a list of the drains and report to the KCC

Pothole and disappearing verges

John asked everyone to note and report new potholes and disappearing verges – issues in Iden Lane, at Mundy Bois and Forstal Lane already noted. John again asked villagers to be the eyes and ears on this and to report issues direct to him so that he can compile a list to submit to the KCC for action in the Spring.

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John Fraser

Richard advised that village resident John Fraser had passed away and wanted to recognise the tremendous contribution John has made to the village across many years. The EPC wish to formally send condolences to the Fraser family.

Government grants

Ken Mulholland advised that further grants were being made available via ABC which the Millennium Hall and Games Garn might be able to apply for in terms of loss of revenue due to the impact of the national lockdown announced January. Notification to be emailed to the clerk from ABC.

New Road Site development

Russell Jarvis (Jarvis Homes) and Jeremy Eustace (landowner's representative) were invited to comment on the development of the New Road site before the public forum closed and EPC discussed the planning application. (*See Planning 6*). Russell's opinion was that the proposed plan for the New Road site was policy compliant. He responded to several of the issues flagged up in the report that Lois presented. Lois offered to send him a copy of the report.

Older people's accommodation

Claire, on behalf of the EPC, would like to thank the contractors for all of their hard work clearing the very overgrown Orchard Nurseries site and also vice chairman, Peter Rawlinson, who volunteered to assist them.

Trees in the recreation ground

Quote accepted. Felling licence required.

Action

Clerk to liaise with Richard to sort licence

Lenham Heath Garden Community

John reported that there had been an extension to the consultation period from December 21 to January 8th 2021. He thanked everyone who helped with the two leaflet deliveries around the village to encourage letters of objection. All letters that reached SOH will be put in front of the planning inspectors. SOH advised over 500 letters of objection had been received. Target for Egerton was 30 letters and John felt that target had been exceeded.

GDPR

John has spoken with the new Clerk who has experience in GDPR.

Action

John and the Clerk will meet to agree next steps after his recent audit. John said a lot of work had already been done and the EPC and councillors were in a good position. The review was to ensure nothing had been missed.

The new Clerk

Sonia Young had been appointed and was welcomed at the meeting.

Roles and responsibilities and interface with the Clerk

The issue has been placed with the monitoring officer. No update available.

Statutory documents

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Financial Orders and the new Standing Orders were approved and adopted at last meeting subject to the addition of HR which has now been added

Village planters

Claire is still looking for suitable planters

5) Public Discussion

The meeting closed at 8.20pm for public discussion. Meeting re-opened 9.08pm

6) Planning

Planning applications submitted to Ashford Borough Council this month for Egerton Parish Council to consider and decisions recently taken by ABC to be noted, details of which may be accessed on line at: http://www.ashford.gov.uk/online_planning/ Individuals may also register via the website with ABC to receive regular alerts of new applications and decisions.

New

20/01784/AS	Egerton	Weald North Ward	Appleby Oast, Green Hill Lane, Egerton, Ashford, Kent, TN27 9EY Single storey rear extension
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No comment

20/01727/AS	Egerton	Weald North Ward	Ragged Barn, Mundy Bois Road, Egerton, Ashford, Kent, TN27 9ER Prior approval for change of use of the existing agricultural building and land within its curtilage into a single dwelling-house.
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Plans have already been approved to create a dwelling within the curtilage of Ragged Barn and this is almost the final piece of the jigsaw to make it a separate entity. ABC have yet to decide on the separate access; Kent Highway Services are content following a traffic speed survey (interestingly, the average speeds were not much above 30mph) and await slightly revised access plans to meet the visibility splay requirements. There are no comments from neighbouring properties.

No objection

20/01600/AS	Egerton	Weald North Ward	Land adjoining Four Winds, New Road, Egerton, Kent Erection of 15 dwellings together with all necessary infrastructure.
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See also "New Road" heading in para 4. Mixed comments – on the negative side the site shown is 20 metres longer than the site allocated by ABC and includes public footpath AW92. This site should be consistent with ABC's allocated site dimensions. These plans do not currently allow for access into Orchard Nurseries planned for older people's homes although this is the subject of negotiation. The plans do not include a wide variety of homes for sale on the open market to suit several levels of need. There are large expanse of walls and close boarded fences 1.8m (6') high that appear to urbanise the site. It should be clear that no street lighting will be installed. Energy **and natural**

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resource efficiency measures need to be detailed. Maintenance of communal open spaces should be explained to nurture new planting.

On the positive side the general layout of the development is attractive. The roof line will enable a clear view of the Church. The houses facing outwards to the road are in harmony with the Egerton Parish Design statement principles as is the design of the buildings, with the use of reclaimed bricks, weather-boarding and sympathetic style of windows. The service road's flowing style has a natural traffic calming effect and the extension of the 30mph limit on New Road is helpful. A professional tree survey with clear recommendations for replacements and additions is appreciated. New pedestrian routes and connections will be helpful although the location of the PROW is vital to the site's sustainability. A contribution from the developer for enhancing the village recreation ground's play areas is welcome as is the developer's proposal to commission more archaeological investigation work in recognition of the nearby Tumulus.

20/01673/AS	Egerton	Weald North Ward	Amherst Farm, Bedlam Lane, Egerton, Ashford, Kent, TN27 9DA Lawful development certificate - proposed - stationing of a Twin Unit Caravan for Ancillary Purposes within the Domestic curtilage of the dwelling;
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No objection but seeking a condition if certificate is granted to ensure the screening from hedges and trees is preserved and enhanced. (This is for New House Farm, Bedlam Lane nearly opposite Goodwin House – correction submitted to ABC with request to consult neighbours.)

20/01667/AS	Egerton	Weald North Ward	Poplar Farm, Forge Lane, Egerton, Ashford, Kent, TN27 9EJ Revision to listed building consent 20/01338/AS (Front porch extension and single storey rear extension) to provide slimline double glazing in lieu of single glazing to single storey rear extension
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Supported in the interests of energy conservation and the design of slim-line double glazing meets English Heritage guidelines

20/01619/AS	Egerton	Weald North Ward	Rockhill Oast House, Rock Hill Road, Egerton, Ashford, Kent, TN27 9DP Erection of external staircase/access door to rear elevation of garage and rooflights
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Comment that boundary tree roots and treeline should not be disturbed but maintained and preserved

No objection

Decided planning applications:

20/01262/AS Prior Approval Not Required	Egerton	Weald North Ward	Proposed base station land north of junction of Forstal Road and, Crocken Hill Road, Egerton, Kent Prior notification for the installation of a 20m monopole housing 3 No Antennas, along with 3no. equipment Cabinets and ancillary equipment thereto.
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7) Neighbourhood Plan Update

Jane Carr reported that the committee met on the 15th Of December to work through the re-draft of the Neighbourhood Plan but that there is more work to be done. She gave apologies that the EPC will not see the next draft until the 1st February meeting after which it will go forward to ABC. She thanked Ken for facilitating a forthcoming meeting for the steering committee of the Neighbourhood Planning Committee (NPC) with ABC to clarify several issues that have been unclear. Ken advised that Simon Cole has been appointed head of ABC Planning and hoped that he would be able to join the forthcoming meeting with EPC to work through some of the strategic issues that have held up the Neighbourhood Plan. A modified proposal for the North Field Development has been submitted to the NPC which will be taken forward through the formal site assessment process. An external assessor will then finally look at and validate the process of all the site assessments.

Jane advised that Defra has confirmed that EPC will get a formal letter from them on behalf of Natural England on whether a formal assessment is also required by them.

The proposal from English Rural Housing (ERH) for development of Gale Field for affordable needs housing was discussed.

EPC agreed in principle not to object to ERH seeking pre-application advice from ABC on the development of Gale Field.

PR abstained from the vote.

8) Sale of the Shop

Nothing to report.

9) PCSO

PCSO- Kyle Farnfield PCSO 46061547-A report has yet to be received this month.

10) Risk Assessments and maintenance

- The Log ramp had been fixed and repair to the main ramp is due. The playground inspection has been delayed due to COVID but has been chased by the Clerk.
- The telephone box opposite to The Barrow was reported as out of service.

Action

Peter to raise with BT to get it fixed.

- Village sign. EPC agreed a metal collar with a wooden post. Quotes pending.

Action

Clerk to follow up.

11) Website Update

The site has been updated to meet all new regulations. The platform supplier will be reviewed in due course.

12) Correspondence

All circulated by email in advance unless marked with a *

Action

KALC Community Awards Scheme 2021: A reminder that the closing date for nominations is Friday 12 February 2021

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Note

Oast to Coast magazine: All 3/12

KALC News November: All 8/12

Leader's Briefings – Health on the High Street: All 10/12

Winter letter from KCC Highways: All 15/12

Kent Downs winter letter: All 15/12

Leader's Briefings – Tourism Stats Show 2019 Boost and Victoria Park Tree Maintenance

Leader's Briefings – Resilience of Domestic Waste Collection Service:17/12/20

KALC Events: 17/12

Leader's Briefing – HRA Annual Report: ALL 22/12

Leader's Briefing – Brexit Prepared ALL 22/12

KALC News Dec 2020: All 22/12

Leader's Briefing – Waterbrook Traffic Management: All 24/12

Letter from George Green acknowledged . 5/01/21

Web Items

December minutes

February agenda

Draft January minutes

13) Finance

Approval of the accounts for the month, for cheques to be signed and Internet transfers to take place.

Proposed: Lois Tilden; **Seconded:** Richard King
All agreed

Expenditure		Cheque No	£
Reimburse Mrs H James	Christmas Tree	BACS	123.99
Mrs H James salary error	June/December	BACS	18.13
HMRC error	June/December	BACS	8.39
KALC event	Sarah Elworthy attended	BACS	60.00
Jimmy Boyle	Street cleaning	BACS	222.91
Captivewebs-NHP	Web site	BACS	25.00
Hobbs Parker	Vicky Ellis Older peoples	BACS	2604.00
Andrew Hopkins	Hedge cutting	BACS	153.60
George Green Gardening	Orchard nursery clearance	BACS	1,201.50
P Rawlinson	Orchard nursery clearance	BACS	313.27
Reimburse Sonia Young	12 x 2 nd class stamps	BACS	7.80
Sonia Young	January salary	BACS	953.34
HMRC	January	BACS	22.00
			5713.93

Income			
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Bank Reconciliation

Balance as at 30th December 2020 £6,823.80 less un-presented cheques as follows

Actual balance = £6,823.80 as at 30th December 2020

Accounts for Egerton Update magazine

Expenditure		Cheque No	£

Bank Reconciliation: Balance as at 30th December 2020 £4,072.70 Less un-presented cheques as follows:

Income			

Actual balance = £4,072.70 as at 30th December 2020

Accounts for Village Projects

Expenditure		Cheque No	£

Income			
Interest			0.17
			0.17

Bank Reconciliation: Balance as at 30th December 2020 £20,603.13 Less un-presented cheques as follows:

Less un-presented cheques as follows:

Actual balance = £20,603.13 as at 30th December 2020

Village Projects fund

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Pre-school move	£11,288.65
Village Hall	£ 9,314.48
Total	£20,603.13

Accounts for Neighbourhood Plan

Expenditure		Cheque No	£
Captivewebs-as above	Web site	BACS	25.00

Income			

- a) Total Budget 2019-2020 £37,055
- b) Precept and Grant £19,540. Actual amount spent to date is £22,035.09
- c) Precept and budget figures circulated and approved for submission to ABC by January 11th on the assumption that the 3k concurrency grant would not be made available and as such the precept would have to go up.

Parish Precept

From [Clerk], *SONIA YOUNG*
 Clerk to [Parish] *EGERTON*

	£
Total amount to be charged to local taxpayers (precepted) by [Parish] payable by Ashford Borough Council.	<i>24,294</i>

EGERTON PARISH COUNCIL BUDGET 2021-22 - Expenditure

					Budget 2019-20	Budget 2021-22
Administration	Clerk's salary(incl NIC)					11943
	Clerk cover					200
	Training					300
	Telephone					50

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14) Formal ceremony (post covid) to mark and appreciate locals who have gone above and beyond in helping the community

Sarah was not available to discuss the proposal so it was agreed to hold this over until the next EPC. Richard proposed that the formal ceremony should form part of the annual Parish Assembly.

15) Discussion on the proposed requirement for dogs to be kept on leads whilst on the Egerton Recreation Ground

Proposed switch to encourage dog owners to use the Lower Recreation Field agreed as not a viable option as the field is rented and filled with sheep.

Councillors agreed that enforcement is an ongoing challenge.

Action

Tim and Jeff to go back to the Playing Fields committee for their decision on what proposal they wish to put to the EPC as the EPC cannot have a conclusive discussion before this is known.

The clerk to investigate the possible provision of doggy bags.

16) Any Other Business

After school parking - Clerk

There has been a resurgence in complaints from Egerton residents about irresponsible parking around the school at drop off and collection times - a recurring issue but one that had dropped off the radar when all schoolchildren had to be walked from the Millennium Hall car park across to the school to comply with COVID regulation.

EPC agreed a letter to the school from the Clerk would be helpful

Action

Clerk

Welcome pack – Pat

Two packs delivered. One to 3, The Forge, Forstal Road and to Four Winds, New Road

Fibre to the home – John

Ellie at Egerton House is co-ordinating a bid to secure a grant to implement high speed broadband to top end and more remote resident in Egerton.

The EPC support Ellie's work on this and will help as needed.

Action

John to get in touch with Ellie to see what assistance EPC can give to the project

Village noticeboards

There was a question from a member of the public re the reconditioning of the noticeboards.

The clerk advised that there was a new noticeboard at the Millennium Hall; a quote for full replacement of the noticeboard on The Glebe was pending as it was not cost-effective to get it refurbished; and the noticeboard on the Queens Arms will potentially need to be found a new nearby location due to the proposed redevelopment of the Queens Arms site. As such it was not cost effective to refurbish the existing one.

17) Chairman closed meeting for public discussion

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18) Confidential Item

Resolution to exclude the public and meet in private.

Proposed: Richard

Seconded: Peter

A confidential note of the business conducted is on file.

The meeting closed at 10.30pm

Next meeting: Tuesday 2nd February 2021

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Egerton Parish Council meeting held via Zoom due to lockdown from Covid-19 Report no. 129 of the Egerton footpaths representative – January 2021

0 Closed Issues

1 New Issue has been reported since the December 2020 report.

7 Outstanding Issues from the December 2020 report remain.

The outstanding issues below are listed with the KCC Reference, the date reported, the footpath number, the location, the difficulty experienced and the status of action. Issue 4 has a new note at the end.

1. **PROW549664.** 14/05/19. AW84 Egerton House Road/Coach Road from the Court Lodge orchard. Erosion of steps down to the road. Status: "Work Scheduled"
2. **PROW359025.** 09/09/19. AW94 Coldbridge. Broken stile on the right-hand side of the lane, (just before woodyard). Status: "Awaiting Allocation"
3. **PROW191180108.** 06/11/19. AW65 Behind Jollis Field, Coldbridge Lane, at river bridge, a tree has fallen. Status: "Awaiting Allocation"
- *4. **PROW 200491079 and PROW 200484748.** 19/04/20 and 24/04/20. AW90 Green Wickets, Rockhill Road. The outcome of the complaints received about being unable to use the public right of way at Green Wickets is that KCC said because of the spread of the virus a temporary block was put on that part of AW90 with signs either end, there being an alternative footpath nearby. Keep on list to reinstate access once the situation changes back to normal. This part of footpath AW90 is still closed. Status: "In Progress". * See New Issue 1 below.
5. **PROW 200992767.** 01/09/20. AW88 Greensand Way at Elm Close. Wooden fingerpost at the steps down to the hall is rotten and needs replacing. Status: "Work Added to Forward Maintenance Plan"
6. **PROW 201114812.** 22/11/19. AW84 At graveyard of Egerton Church out to open field behind Glebeland houses. This short stretch of AW84 footpath was closed to the public in November due to several areas of subsidence from what would appear to be badger setts. KCC will investigate and liaise with Natural England and take action accordingly. Status: "Work Scheduled".
7. Item 2 of New Issues in the December 2020 Footpaths Report concerned one of the steps of footpath AW23 leading down to Stonebridge Green from Orchard Cottage had subsidence occurring and was therefore filled with rocks and soil. Status: checked a month later, "Still Satisfactory".

NEW ISSUE

1. Addition to Outstanding Issue 4 above, AW90 Green Wickets, Rockhill Road - temporary closure of the footpath through this animal sanctuary. The Parish Council were contacted by residents being obstructed from using this footpath. It would seem that the temporary closure notices placed at either end of the sanctuary have been removed. I contacted the owner and asked her to put a temporary closure notice on her entrance gate at Rockhill Road end and I would do the same at the footpath coming from the other end, at the connection footpaths either from Kingsland Lane or from Ragged, Barn, Mundy Bois Road.

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Report no. 18 of the Egerton Highways Representative - January 2021

Summary

Closed Items	3
Open Items	8
New Items	1

Closed Issues

Reference	Description & Status
527650	Forstal Road/Bedlam Lane – Multiple Potholes
Logged	30 th September 2020
Status	Works completed
536786	Forstal Road – dip/depression
Logged	26 th November 2020
Status	Works completed
536790	Rock Hill Road
Logged	22 nd November 2020
Status	Works completed

Outstanding Issues

Reference	Description & Status
489008	Chapel Lane - Drainage & Flooding - Ditch Problems
Logged	14 th February 2020
Status	Enquiry under investigation
505386	Crocken Hill road -Blocked Drain/Gully
Logged	12 th May 2020
Status	Works being programmed
507083	Forstal Road/Bedlam Lane – Flooding
Logged	26 th May 2020
Status	Enquiry under investigation
517224	Munday Bois Road – Flooding & Drainage
Logged	3 rd August 2020
Status	Works being programmed
525179	Field Mill Road, by Field Mill – Drainage & Flooding, Blocked drain/gully
Logged	16 th September 2020
Status	Job attended, more work required

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494493	Kingsland Lane – Drainage and Flooding, Carriageway flooded
Logged	29 th February 2020
Status	Works being programmed
527709	Bell Lane – Finger post sign knocked over at junction of Green Hill Lane and Bell Lane.
Logged	30 th September 2020
Status	Works being programmed/Order raised
Note	Not within EPC Boundary

New Issues

Reference	Description & Status
540076	Mundy Bois Road/Greenhill Lane – Soft Verge Damage
Logged	Dec 2020
Status	Works being programmed – won't be addressed until weather improves

Other Matters

The owner of Birchners in Egerton Forstal reported before Christmas flood water in his garden and garage and surrounding the house. This was caused by the overflowing of a drainage ditch and a blocked culvert. This was brought to the EPC highways attention and I spoke to the homeowner at length and we agreed I would report the matter to KCC who were said to be responsible for the ditch. A neighbour who owns land adjacent to the property cleared the culvert, the ditch and flood water drained and any imminent danger avoided.

When KCC inspected on the 15th December that noted that all was in order and advised the ditch was not their responsibility but that of the adjoining landowners. We agreed that we would take steps to identify the responsible parties for future prevention and response in the event of another incident.

Before this could be done a second event occurred between Christmas and New Year. Cllr Hopkins has advised that KCC are responsible for the ditch as it is part of the system that takes water away from the sewerage plant and that KCC have maintained it in the past. This may mean that the responsibility rather than lying with KCC is with the water authority.

In the circumstances I have escalated the matter to County Cllr Charlie Simkins, who has in turn taken up the matter of responsibility within KCC. We await to hear further.

The homeowner is being assisted by neighbours in keeping the culvert clear

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