



## St Nicholas-at-Wade with Sarre Parish Council



### Minutes of the Parish Council Meeting held on Tuesday 12<sup>th</sup> April 2022 at 7.30pm in The Bell Meadow Pavilion, St Nicholas at Wade

**Present:** Councillors D. Divers (Chairman), P. Radclyffe, L. Ageros, S. Smyth, M. Lawrance, L. Terry, D. Tweedale, G. Goy  
**Also, Present:** KCC Cllrs Derek Crow-Brown & Linda Wright, District Cllrs Reece Pugh & Abi Smith plus 3 members of public.  
Sara Archer – Clerk

#### 153/21-22 APOLOGIES FOR ABSENCE

Parish Councillor Lisa Fallon offered her apologies (holiday).

#### 154/21-22 DECLARATIONS OF INTEREST

None declared.

#### 155/21-22 PREVIOUS MINUTES

**RESOLVED:** To approve the minutes of the Parish Council meeting held on 8<sup>th</sup> March 2022. These were proposed by Cllr Lawrance, seconded by Cllr Radclyffe, all present agreed and therefore the minutes were signed by the Chairman as a correct record.

#### 156/21-22 CHAIRMAN'S REPORT

Cllr Divers advised the meeting of the termination of the lease for Crumps Livery and the potential impact of this. A village Environmental Group had been set up, the Chair of which, was in attendance and welcomed to the meeting. Mr Ben Jones was invited to give an update on the position of the Livery. It was confirmed by James Lamont that the tenants had been issued notice of the termination of the lease. Concern had been raised that the land would then be offered for housing development, however, the owners, St John's College, had advised the fields would be returned to arable land. The buildings may potentially be converted into houses, pre-planning enquiries had been made.

Cllr Pugh confirmed he had made enquiries with the strategic housing team at TDC who had advised the land had not been offered in the recent call for sites. Previously the site had been deemed unsuitable for development due to poor accessibility. The issues raised at Minster regarding the Foxborough Lane development were mentioned and the newly formed action groups were praised for their proactive approach.

#### 157/21-22 CLERK'S REPORT/CORRESPONDENCE

The Clerk reported that a hygiene inspection had been carried out at the Pavilion and the premises had been awarded a 5\* rating.

Further concerns regarding the hedge boundary at the Manor Road development were raised. Cllr Smith advised she had contacted the Enforcement Team at TDC who were satisfied the removal was within the planning permission approved. This would be challenged further by the District Councillors who would examine the plans in detail and make further enquiries with the planning team.

The Clerk advised she had received documents from the Church Commission representatives regarding the transfer of the flagpole land to the PC. The Church Commission were requesting assistance with the legal costs associated with the land transfer. These were discussed and felt the costs should be reviewed. The Clerk would contact the representatives and advise them of the position.

The maintenance of the trees situated on the land adjacent to the flagpole site had also been raised with the representatives who would arrange for the trees to be examined.

#### 158/21-22 COUNCILLORS REPORT

**Cllr Lawrance** requested the footpath beside the old telephone exchange at The Length required repair and was considered to be a trip hazard. Cllr Pugh and Cllr Crow-Brown would investigate the issue and report the hazard accordingly.

**Cllr Goy** advised she had been clearing the footpaths and roads of branches and debris following the recent storms.

**Cllr Terry** was approached regarding the overgrown hedges along Stuart Lane. He advised this would be Lamont land, however, strimming could not take place during nesting season.

**Cllr Smyth** confirmed she had been working on the publicity for the Queen's Jubilee celebrations. Wild flower seeds were available at a reduced price, it was therefore agreed they could be scattered in the flagpole garden.

**Cllr Ageros** complimented the condition of the flagpole site which was looking lovely with spring bulbs.

**Cllr Radclyffe** reported he had litter picked in Sarre and cleared debris following the recent storms. The forecourt drains were still in need of attention. The updated contacts lists had been placed on all noticeboards. The drains were in urgent need of clearing along Ramsgate Road and Old Road. Reflector panels had been donated to the PC by KCC and would be installed on the bollards along The Length and possibly on the gate posts at Bell Meadow.

#### **159/21-22 THANET DISTRICT COUNCIL COUNCILLORS' REPORT**

Cllr Abi Smith advised the Enforcement Team had issued a notice of breach of conditions to Sunningdale regarding the parking of construction vehicles at The Length. A concerned resident had been in contact with Cllr Smith regarding the planning application F/TH/22/0235, she had therefore objected to the proposal on his behalf. The Parish Council confirmed they had also submitted objections to the application. Cllr Smith was requested to call in the application to the Planning Committee.

Cllr Reece Pugh reported tarmacking had begun for the roads in the development, however, it was already in need of repair and the scattered debris required removal from the main road along The Length. The issue had been reported to the developers to ensure the area was cleaned.

In view of the crisis in the Ukraine, Riveroak had offered to open the airport for humanitarian flights with the barracks possibly being used to process the refugees, however, a decision on this was yet to be made. The DCO decision was also still pending.

#### **160/21-22 KENT COUNTY COUNCILLOR'S REPORT**

Cllr Derek Crow-Brown formally complimented Paul Valek and James Wraight of KCC Highways Dept for their exceptional work. James Wraight had been seconded to the new relief road network project with Matthew Bembridge taking on his position.

A grant had been awarded to Monkton Nature Reserve for shed repairs, and Ramsgate Football Club were also beneficiaries for a grant towards bus transportation to allow them to visit the Reserve. The Nature Reserve would welcome volunteers.

The Environmental & Highways Committee had allocated £14.4m for a solar panel energy park which would generate a huge amount of electricity.

Cllr Linda Wright advised that Southern Water had attended a meeting at Monkton and confirmed that concrete had been found in at least two places, blocking the drainage system and contributing towards severe flooding. It was therefore suggested that any developer found to be misusing the drains, were reported to Southern Water who could subsequently issue a fine. The installation of 'green' roofs to soak up excess rain water and 'smart' water butts were being explored, to tackle the issue of excess water discharge into the drains.

Cllr Wright would arrange for extra hazard plates to be delivered to Cllr Radclyffe, to be used at problematic areas in the Parish.

#### **161/21-22 PCSO REPORT**

No report submitted. It was agreed the Clerk would contact the Crime Commissioner, Matthew Scott to express concern that no representation or report has been made by the PCSO, for any meetings.

#### **162/21-22 BELL MEADOW PAVILION COMMITTEE**

The Parish Council had been advised of the resignation of Sue Irving as Chair of the Committee. Sue was thanked for her hard work and commitment during her time as Chair. It was agreed that more public involvement was needed for the Committee to function effectively.

Plans for the Queen's Platinum Jubilee dominated discussions at the meetings at the moment. Volunteers, suggestions and ideas were welcomed to help make the weekend a success.

#### **163/21-22 ALLOTMENTS**

Cllr Tweedale expressed concern regarding the unkempt appearance of the allotments. It was suggested the plot holders were contacted and advised that they would be served notice after 3 months, should the allotments remain in an unused/unkempt state. The plots would then be offered to the residents on the waiting list.

#### **164/21-22 HIGHWAYS**

The Highways Improvement Plan was circulated to Councillors. KCC had advised the cat's eyes would be replaced along the Canterbury Road. They had assessed the road markings and roundabout at Sarre but did not consider it necessary to remark on this occasion. The situation would be monitored and reviewed in six months time. It was noted the road aside the kerbing needed scraping and clearing.

The request to reduce the speed limit from 30mph to 20mph would be revisited once the housing developments had been completed.

The yellow lines at various sites in St Nicholas had been added to the HIP, together with the concerns regarding the traffic islands at Manor Road.

It was noted that a representative for St Nicholas and Sarre had not attended the TRRG meetings where speedwatch is primarily discussed. Cllr Geraldine Goy volunteered to attend future meetings.

#### **165/21-22 PUBLIC RIGHTS OF WAY**

Cllrs Tweedale and Lawrance have been walking the local footpaths in the Parish and noting any issues and concerns. No issues to be raised on this occasion. An Ordnance Survey map had been obtained and would be used as a basis for the PRow map.

#### **166/21-22 PLANNING APPLICATIONS**

##### **a) F/TH/22/0475 – The Haven, Manor Road, St Nicholas at Wade**

Variation of condition 2 of approved planning for F/TH/21/0336 for the "Erection of two storey side and rear extension, together with alterations to materials" to allow existing bay to front elevation changed from canted bay window to square bay window  
*No objections raised*

##### **F/TH/22/0423 – Land North Down Barton Road, St Nicholas at Wade**

Erection of a single-storey 3bedroom detached dwelling

*After much discussion, a vote was taken and it was determined by a majority, that the Parish Council would not submit any objections to the application.*

##### **FH/TH/22/0333 – 2 Bridges Close, St Nicholas at Wade**

Erection of a single storey side extension and carport to front enlarged vehicle crossover and freestanding carport

*No objections raised*

##### **FH/TH/22/0305 – 1 Sandlewood Drive, St Nichols at Wade**

Erection of single storey rear and side extension following demolition of existing conservatory and partial demolition of link attached garage together with external cladding and alterations to fenestration

*No objections raised*

##### **b) SNCF Grain Store – Permission Granted**

#### **167/21-22 FINANCE**

a) The Clerk presented the monthly bank reconciliation between the cash book and bank accounts.

**RESOLVED: To approve the monthly bank reconciliation for March. (Proposed: Cllr Got, seconded Cllr Divers).**

b) The Clerk presented the monthly payment schedule which included the following invoices:

Clerk & Council Direct Subscription	£	12.00
HMRC - Employee PAYE	£	143.48
J. Read - Handyman salary & expenses	£	76.66
S. Archer - Clerk's salary & expenses	£	966.85
N. Sangster - Handyman salary & expenses	£	259.91
D. Divers – repayment for bollard strips	£	29.33
Strutt & Parker – Flagpole lease	£	1.00
Lloyds Bank CC	£	83.45
Unity Bank Service Charge	£	18.00

##### **Receipts:**

BMP Hire – Coffee Morning	£26.00
BMP Hire – Lawrence	£13.00
BMP Hire – Lawrence	£31.50
Allotment (Plot 5)	£52.00
Allotment (Plot 1b)	£26.00
Allotment (Plot 2)	£52.00
Nationwide Interest	£192.42

**RESOLVED: To approve payment of invoices included in the monthly payment schedule for April.**

**(Proposed: Cllr Divers, Seconded: Cllr Radclyffe)**

#### **168/21-22 POLICIES AND PROCEDURES**

The following policies were reviewed and ratified with no amendments necessary.

Financial Regulations, Health & Safety, Staff Disciplinary, Staff Grievance, Operation London Bridge protocol.

#### **169/21-22 PUBLIC QUESTION TIME**

- The position of the Public Question Time item on the agenda was discussed. It was agreed that by being the last item on the agenda it enables the public to reflect on the meeting and ask any addition questions they may not have had a chance to ask during the main business.
- It was suggested the St Georges Flag was raised for St Georges Day.
- The issue of flytipping was raised. The funding for CCTV from KCC or TDC was queried and enquiries would be made by Cllr Crow-Brown. It was confirmed however, that if there was a persistent problematic area, TDC would install cameras for a period time.
- The content of the Parish Plan was discussed and suggested it should now be updated. It was agreed that a full Neighbourhood Plan would be more effective, however, this involved a lot of work and public involvement to produce. Enquiries of how to implement such a plan would be made with Birchington who are currently going through the process.

The meeting was concluded by the Chairman at 9:15pm.