

EPPC NEWS – DECEMBER 2016

Working on behalf of the community

Dear All,

December is a busy month with lots of activities taking place. We hope that you'll be able to attend some of the festive events. It's worthy of note that these events wouldn't take place without the hard work of a team of volunteer organisers. If you would like to nominate one of these village champions for one of our awards we'd love to hear from you.

A warm welcome to our new readers, this newsletter is just one way in which we communicate with our residents and is not only a summary of our activities over the past month but it also contains news on items which we hope you will find interesting and useful. Our newsletter complements our communications to residents, if you'd like to receive it electronically, you can register your interest at www.eastpeckham-pc.gov.uk/subscribe.

We're often asked "What does the Parish Council do?" All our meeting agendas and minutes are posted on our website and agendas displayed on our notice board in The Pound. Residents are welcome to attend our meetings and if you look at the Site Map on our website you'll get a flavour of the kind of things we do on your behalf, our website has information such as Annual Returns, Accounts, Policies, Procedures, Welcome Pack, Annual Reports, Planning Information and newsletters. You can now follow us on twitter @EastPeckhamPC and download our App.

On 22 November, following weeks of talks amongst Parish and Borough Councillors and the people of East Peckham, we submitted a full and detailed response to Tonbridge and Malling Borough Councils, 'Way Forward' Local Plan Public Consultation. Our response, which has been printed in full at the end of this newsletter details the many concerns raised during the Open Forum held on 21 November and since, and is felt to be a good reflection of the public mood in East Peckham. A lot of people worked extremely hard to put this response together and we think we've submitted a good summary of the concerns a lot of people have. We are determined to fight proposed large scale developments in our area and to protect the Green Belt. We hope Tonbridge and Malling Borough Council respect the wishes of local people in our rural community. We know there's a long way to go with the Local Plan process, we will be engaging with that process and push to get the best outcome for East Peckham.

Each year we aim to set a balanced budget that reflects the services you want, whilst fulfilling our statutory obligations. Next year's budget has been particularly challenging. We have been able to make some budgetary reductions but we are faced with a loss of £20,000 in funding from TMBC and we want to include £15,000 towards renovations of the East Peckham Branch Surgery. You can find our draft budgetary proposals on our website; we invite feedback on these proposals which indicate an increase in the Parish Precept from £112,951 to £139,950.

We are noticing more flytipping incidents around the village and as we are receiving many complaints we know that you too are concerned about these incidents. Unfortunately the Parish Council has no powers to act but we can follow up reported incidents with Tonbridge and Malling Borough Councils Environmental Health Department. If you notice any incidents of flytipping, please report them to the Borough Council, our Community Warden and our PCSO's their contact details are included towards the end of this newsletter. We would be grateful if you could notify us too of any incidents so that we can make follow up enquiries and build up a portfolio of evidence.

We are already looking ahead to the 2017 Annual Parish Meeting which is being held on 03 April 2017. Amongst our guest speakers that evening we have received a provisional confirmation from Tom Tugendhat MP, J Clubb Ltd will be attending to talk about their work at the quarry and the creation of nature reserves within the locality. We have also invited Medway Valley Countryside Partnership to talk

about the River Medway and its links with East Peckham and for representatives from TMBC's Local Plan Team to provide an update on the Local Plan and how it might impact upon East Peckham.

Being a Councillor can be very fulfilling. It requires dedication and hard work (unpaid of course,) but in East Peckham it can be especially rewarding as it brings the additional opportunity to play a significant role in shaping our dynamic and ever growing community. Parish Councils have to work within a legal and regulatory framework which can sometimes make us appear slow and unresponsive, although this can be frustrating it provides essential protection of council tax-payers interests and provides vital safeguards for Councillors doing their job. Whilst there is not currently a vacancy for a Councillor, if the opportunity arises, do please consider joining our dedicated and hardworking team. All of our councillors are volunteers, this means that they do not receive any remuneration for the work they do for the good of the village. The decision by members not to claim allowances represents a cost saving to the village of at least £7,000.

Your Parish Council continues to strive to make our parish a desirable place to live. Please help all our community groups and continue to do your bit where you can for where you live. Don't forget if you'd like any information or advice on a Parish matter, please feel free to call into the Parish Office during normal opening hours. Please note however that during the Christmas and New Year break the Parish Office will be closed from 21 December 2016 and 03 January 2017. Emergency Contact details will be on our website www.eastpeckham-pc.gov.uk or you can send an email to admin@eastpeckham-pc.gov.uk.

Don't forget that if you have any interesting photos from in and around the village we'd love to see them.

All of us at the Parish Council wish you all a very Merry Christmas and a Peaceful New Year.

Kind regards
Chairman, Councillors and Clerk

COUNCILLORS AREAS

Parish Councillors represent the village collectively but for administrative and Emergency Planning we have divided the village into areas and an area assigned to each councillor. The areas are:

Hale Street, Bardsley Close, Hale Court, Medway Meadows, Cates Court & Maidstone Road	Peter Crawford
Smithers Lane, Pattenden Gardens, Hop Bine Close, Smithers Court, Beltring Road, Branbridges Road & Maidstone Road (A26)	Murray Hodgson
Old Road, Strettitt Gardens, Pinkham & Pinkham Gardens	Penny Graham
Addlestead Road, Chidley Cross Road, Cayzers Croft & Tonbridge Road	Lynton Wright
Pound Road, The Old Dairy & Snoll Hatch Road	Serina Page
Orchard Road, The Freehold, Red Roses, Marvillion & Crown Acres (Odds)	Colin Silver
Whitebine, Golding & Henham Gardens & Crown Acres (evens)	Mick Barton
Fell Mead, Stockenbury, Bramley Road, Pippin Road & Russett Road	Steph Watson
Hatches Lane, Bullen Lane, Bells Farm Road, Grove Close & Stanford Lane	Jenny Macdonald
Westwood Road, Drage Road, William Luck Close & Cotman Way	Heidi Harratt
Court Lodge, Roydon Hall & Bush Roads, Seven Mile, Martins & Church Lanes	Michael Ferguson

CHRISTMAS LIGHTS

A huge thank you this month must go to Serina Page who organised several fundraising events which raised more than £2,000 for the East Peckham Christmas Lights, thank you to everyone who came to any of the fundraising events and to those who provided raffle prizes, donations and auction lots. Funds are still coming in and we'll soon know how much has been raised towards the Christmas Lights.

We hope you all enjoyed the fabulous Christmas lights Switch On event which took place on 25 November. The highlights must be the elves who helped Father Christmas to switch on the lights and the snow machine which brought an early white Christmas to the village centre. We hope this event continues to grow each year but in order for it to do so we do need the support of volunteers and local businesses. We would be delighted to receive your input in this respect.

ENVIRONMENTAL ENHANCEMENTS – NEW FINGERPOSTS

We're delighted that work is finally nearing completion and while our fingerposts now have their fingers we are waiting for some lettering to be painted on the side of the posts.

2017/2018 BUDGET

Full details of our budget proposals for 2017/2018 on our website; we welcome your feedback on these proposals. Our budget is due to be considered in January 2017. TMBC are making a number of changes which will affect some of the money we receive. Below you will find details of these changes together with the budgetary implications that these changes will have on the Parish Council.

S136 Grant: This is an amount of money which assisted the parish council in funding the costs of churchyard maintenance, streetlights and open spaces. TMBC advise that from 01 April 2017 this grant will cease, this represents a loss to the Parish Council of almost £10,000 per annum.

Council Tax Support Grant: This is a grant which the Parish Council received and used to offset some of our spending. TMBC have decided that from 01 April 2017 that this grant will cease, this represents a loss of income to the Parish Council of almost £10,000 per annum.

How will the loss of these grants affect the Precept? The Parish Council if it wants to provide the same level of service will have to include budgetary provisions for the maintenance and energy of the footway lights, the maintenance of the churchyards at Holy Trinity and St Michaels and the upkeep of the village open spaces without any grant support from the borough council.

How will this affect the Council Tax Bills: The amount each household will be expected to pay towards Borough Council services is expected to decrease, however the amount each household will be expected to pay towards parish council services is expected to increase. There should however not be much difference in the total amount that each household will be expected to pay in Council Tax in 2017/2018 when compared to the amount paid for 2016/2017.

Funding for Open Churchyards: East Peckham has two open churchyards which are at Holy Trinity and at St Michaels. TMBC are presently reviewing funding for open churchyards but will not be making any funding provisions for 2017/2018. This means that as the Parish Council intends to maintain the open churchyards then this expenditure must be met by the Parish Council.

TMBC is currently conducting a review of funding for open churchyards and at this time it is not possible for them to say what the outcome of the review will be or if TMBC will provide funding directing to Parochial Church Councils. There is no statutory obligation on Borough or Parish Councils to provide funding however, many years ago, TMBC considered burial spaces to be a priority and therefore funding was incorporated into the Scheme of Financial Arrangements with Parish Councils. TMBC's review will re-test the priority of burial spaces. At a meeting of the Parish Council held on 21 November 2016, the Parish Council decided that it would continue to fund the maintenance of the churchyards at Holy Trinity and St Michaels.

Scheme of Special Expenses: TMBC has advised that the introduction of Special Expenses from 01 April 2017 will mostly affect residents in Tonbridge and some parished areas but that it is unlikely that it would affect residents in East Peckham.

COMMUNITY GRANTS

If your group or organisation would like to apply for a small grant please visit the website www.eastpeckhampc.gov.uk where you will find details of our grants policy and an application form. We have funds available specifically for grants to community groups and organisations.

WOULD YOU LIKE TO SPONSOR A COMMUNITY PROJECT?

There are many projects you could help such as Christmas lights, the surgery or the skatepark. If you are interested please let us know.

LOCAL WINTER MANAGEMENT POLICY

We have no statutory duty to prepare for and deal with snow and ice (except around our own property) and although we don't have resources to make a commitment to provide a snow clearing service we'll assist where we can. Our plan has been created to clarify what can be expected from EPPC.

LEGAL ADVICE: People have been hesitant to clear snow because of fears of litigation if someone should slip on the treated area. The prospects of a person who volunteers to clear snow from a pavement being successfully sued for damages by a person who subsequently slips on the cleared area and is injured are very small. Don't be put off clearing paths because you're afraid someone will get injured. Remember, people walking on snow and ice have a responsibility to be careful themselves. Follow the advice below and don't believe the myths - it's unlikely you'll be sued or held legally responsible for any injuries if you have cleared the path carefully.

Clear the snow and ice early in the day: It's easier to move fresh, loose snow rather than hard snow that has packed together from people walking on it. If possible, start removing the snow and ice in the morning. If you remove the top layer of snow in the morning, any sunshine during the day will help melt any ice beneath. You can then cover the path with salt before nightfall to stop it refreezing.

Preventing slips: Pay extra attention to clearing snow and ice from steps and steep pathways

Use salt or sand - not water: Don't make pathways more dangerous by causing them to refreeze. If you use water to melt the snow, it may refreeze and turn to black ice which increases the risk of injuries. You can melt snow or prevent black ice by spreading some salt on the area you have cleared. Don't use salt found in salting bins – this will be needed to keep roads clear. Be careful not to spread salt on plants or grass as it may damage them. If you don't have enough salt, you can use sand or ash, they won't stop the path icing over as effectively as salt, but will provide good grip underfoot.

Take care where you move the snow: When shovelling snow, take care where you put it so it doesn't block people's paths or drains. Make sure you make a path down the middle of the area to be cleared first, so you have a clear surface to walk on. Then shovel the snow from the centre to the sides.

Offer to clear your neighbours' paths: If your neighbour has difficulty getting in and out of their home, offer to clear snow and ice around their property as well. Check that any elderly or disabled neighbours are alright in the cold weather. If you're worried about them, try contacting their relatives or friends.

WHERE GRITTING WILL BE UNDERTAKEN BY EPPC: During periods of severe/persistent frost, ice or snow we will **ENDEAVOUR** to treat the entrances to the Parish Office and Jubilee Hall, the Jubilee Hall Car Park (main walkway from car park) and the Path to the Primary School via the Playing Fields

PROPERTY OR LAND WHICH WILL NOT BE GRITTED BY EPPC includes the Allotment site (not a priority area), Orchard Road Post Office (responsibility of landowner), the Village Centre (responsibility of landowner/tenant) and Bus shelters (access may be difficult in severe weather)

ROLE OF KENT COUNTY COUNCIL: To carry out precautionary salting and snow clearing, to keep precautionary salting network free from ice and snow, permit the safe movement of vehicular traffic and pedestrians and minimise delays and accidents directly attributable to the adverse weather conditions.

PROPOSED CLOSURE OF EAST PECKHAM BRANCH SURGERY

EPPC is delighted that the surgery remains open and is pleased that all parties remain committed to finding a long term solution which will be beneficial to patients and the village. As Woodlands Health Centre require two consulting rooms, the CCG has agreed to meet again with Invicta Surveyors and a further meeting with the surveyors and stakeholders will be convened. Whilst talks are ongoing there is no immediate threat of closure. Once any future project has been agreed upon in principal, EPPC will be consulting with residents to ensure that we have a mandate of support for any spending commitments which might be expected from the Parish Council.

WOULD YOU LIKE TO NOMINATE A LOCAL HERO?

There're so many local heroes in our village and we would like to recognise these special people at our awards evening which is held alongside the Annual Parish Meeting. Perhaps you know someone who's raised huge sums of money for charity or organised an amazing village event or someone who's given their time to run a village group or organisation. Our awards acknowledge and give recognition to East Peckham residents who've made a significant contribution to the village. If you know someone who's given this sort of service and merits an Award please nominate them. The awards will be presented by Parish Councils Chairman at the 2017 Annual Parish Meeting. A nomination form is printed at the end of this report and they can also be downloaded from our website www.eastpeckham-pc.gov.uk.

COMMUNITY EMERGENCY PLANNING

Would you be prepared to help your community and support the Community Emergency Planning Team? There are many ways you can help, first the East Peckham Flood Group which is independent of the Parish Council is looking for a new Chairman, we're also looking for someone to coordinate the village Flood Warden Scheme and finally we'd like to have more Flood Wardens. If you're interested and would like to find out more please let us know. Free training is available via Tonbridge and Malling Borough Council and all Flood Wardens are given a flood preparedness kit. Our Community Emergency Planning Team is currently preparing a Road Closure Plan which we will be submitting to KCC for approval. This needs to happen before we can close any roads in an emergency situation.

Flood Warning System: To receive flood warnings from the Environment Agency please visit the website www.environment-agency.gov.uk and register with Floodline Warnings Direct. If you would prefer to register by telephone, or need help during the registration process, call 0845 988 1188.

POWER CUTS

UK Power Networks own and maintain the electric cables and lines in this area of the UK making sure your lights stay on. Power cuts are rare but please keep these details safe in case you need to contact UK Power networks:

Text POWER and your postcode to 80876, website: www.ukpowernetworks.co.uk/powercut, Tel 0800 3163105 Tel (Mobile) 0333 32 32 105, facebook and Twitter @ukpowernetworks

EAST PECKHAM BUSINESS COMMUNITY

Are you a member of the East Peckham business community and would like to see East Peckham have a business forum, if so we would be delighted to hear from you. Some of the things that the forum could do are publishing a business directory and a visitor's information leaflet. It would be fantastic if the East Peckham Business Community could come together for a 'Showcase Evening' where a variety of local businesses, both large and small could display their 'commodities' to help make residents more aware of what happens on the commercial side of the village. There are many businesses in East Peckham and they all contribute to local employment both, within the village and from the surrounding area. So many products are made locally it would be wonderful to showcase them to the community. We think it would be a wonderful opportunity for everyone to see what is produced, meet the business owners and find out about local services and trades are available right on our doorsteps. To kick start this initiative, we would like to invite representatives from local businesses and community groups to a networking breakfast, please let us know if this is something that would be of interest to you.

ABANDONED VEHICLES

Abandoned vehicles can be reported via <http://www.tmbc.gov.uk/services/environment-and-planning/abandoned-vehicles>, this info is contained in TMBC's Street Monitor Guidance booklet available on our website.

TELEPHONE BOX AT LITTLE MILL

BT is currently considering the decommissioning of the telephone box at Little Mill. Not everyone has a mobile phone and we consider that this is a valuable amenity to our village, we have therefore informed BT of our desire for the telephone box to remain in service. We would like to hear your views.

COMMUNITY DEFIBRILATOR

The defibrillator is housed in a secure box attached to the wall of the Parish Office at the Jubilee Hall. The defibrillator is an intelligent item of medical equipment which 'talks' to the operator and gives easy to follow instructions on where to place the electrode packs on the chest, how to administer Cardiopulmonary resuscitation (CPR) and when to press the 'shock' button. An operator cannot 'shock' a patient that does not require it and cannot make a bad situation worse. SECamb know of the location of the defibrillator so that when someone dials 999 about a possible heart attack, they can immediately see if there is a defibrillator nearby to the caller, give them the access code and direct them there.

JUBILEE HALL AND PLAYING FIELDS

We own and manage the Jubilee Hall complex which comprises of the Playing Fields, Sports Hall and Meeting Room. The complex has many regular activities and events for adults and children and is buzzing with excitement. From the under-fives toddlers' afternoon to activities for adults such as Keep fit, badminton, bowls and Zumba, we're also the venue for a monthly carers group. Outside clubs include a goal keeping school. As well as a large car park and free WIFI, the Jubilee Hall has a well equipped kitchen. The facilities are perfect for any occasion. If you're looking for a venue, please contact us for details of availability and hire charges. Our latest programme of activities and the contact details of the activity organisers can be found on our website.

We are proud of the fact that the Jubilee Hall continues to provide a wide range of classes and facilities for the residents of East Peckham and that our Playing Fields are in excellent condition. Our aim to widen the number of indoor and outdoor activities on offer and would be pleased to hear from you if there are any outdoor activities you would like us to provide such as archery, cycling and running clubs. We would also be pleased to hear from you if you would be interested in starting up a new activity.

Children's Party Packages: We have some fantastic packages, offering hassle free solutions to make your life easier and your event a great success.

Business Events: We can offer solutions for business events such as one-to-one consultations to a classroom or meeting venue. We can provide a great space for training, meetings and exhibitions.

The playing fields are a beautiful open space in the centre of the village and are open to all residents. We want them to be a safe haven for you to enjoy the peace and quiet and for children to play safely, families to picnic, joggers to run securely, play rounders, kick a football, fly a kite or just a place to sit and contemplate. We will continue to develop the facilities so that the village; is well equipped with leisure facilities for everyone. We are currently exploring the idea of a fitness trail around the perimeter of the playing fields to blend in with the natural environment.

ALLOTMENTS

Allotments are provided on land adjacent to the Playing Fields. The annual rents are very reasonable and we currently have a few vacant plots.

FANTASTIC VENUE AVAILABLE IN EAST PECKHAM VILLAGE CENTRE?

We have two rooms available, a larger sports hall and a smaller meeting room and can cater for most activities such as sports activities, children's parties, book clubs, craft groups, meetings, group gatherings.

Surrounded by 15 acres of playing fields we offer very competitive hire rates, a large car park, FREE WIFI, kitchen, vending machines, projector and screen and a hot drinks machine.

Whatever your activity we look forward to receiving your enquiries.
Please email admin@eastpeckham-pc.gov.uk for more information

BLOOMING IN EAST PECKHAM

We'd like to form an East Peckham in Bloom group, it will have our endorsement and comprise of residents whose aim is to enhance the appearance of the village. The Group's first step would be to become a member of 'Britain in Bloom' an organisation set up by the Royal Horticultural Society. We'd also like to encourage residents and retailers to keep their frontages clean and tidy. If you're a local business and would like to sponsor this project or make a donation, please let us know. Similarly, we'd like to hear from you if you're interested in becoming part of East Peckham in Bloom. We're looking for garden enthusiasts, carpenters/DIY'ers, artists or just residents who want to be involved.

PLANNING AND TRANSPORTATION COMMITTEE

The Planning & Transportation Committee aims to represent the views of the community when consulted on planning applications and to improve transportation issues in East Peckham.

PLANNING APPLICATIONS

The Committee has recently considered the following planning application

TM/16/02761/FL	Porch at Holly Cottage, 23 The Freehold	NO OBJECTION
TM/16/02979/FL	2 storey side extension and roof over existing 2 storey rear extension at 458 Bells Farm Road, Hadlow	NO OBJECTION
TM/16/03035/AT	2 x illuminated fascia logo, 4 x externally illuminated fascia's, 2 x internally illuminated logos, 14 x non-illuminated wall mounted aluminium panels, 9 x non-illuminated post mounted aluminium panels, 4 x double sided non illuminated post mounted panels & 2 x internally illuminated totems at Petrol Filling Station, Branbridges	NO OBJECTION
TM/16/03085/LDE	Use of outbuilding as self-contained residential annexe ancillary to the main house at Mount Pleasant Farm, Seven Mile Lane	NO OBJECTION
TM/16/03262/FL	Library/office within garden at 165 Bullen Lane	NO OBJECTION
TM/16/03299/FL	Flank extension above existing single storey ground floor, new pitched roofs over flat roofs to rear and internal alterations at 1 Grove Farm Cottages, Maidstone Road, Hadlow	NO OBJECTION

PROPOSED REDEVELOPMENT OF BUILDERS YARD OFF POUND ROAD

At a recent Committee Meeting, we were presented with preliminary plans for a small residential development. We understand that a formal planning application will soon be submitted to TMBC.

EAST PECKHAM PARKING PLAN

In response to our request to TMBC for a village wide parking plan review, we have been advised that it will be some time before the borough council begins looking at the parking issues in East Peckham.

LAND OFF CHURCH LANE

Representatives from Wealden Homes attended a recent committee meeting when they drew the committee's attention to the following:

- Wealden Homes had made a call for sites submission to TMBC actively promoting housing on land off Church Lane in the emerging Local Plan
- They felt that location wise it offered potential as it was predominantly outside the flood risk area yet still had good links to the bus route, the primary school and pedestrian access to the village centre.
- TMBC's Call for Sites exercise supported the site as a possibility for development although not allocated as such in TMBC's consultation Reg 18 Plan. Wealden Homes did not understand why TMBC was looking at the site in Snoll Hatch Road as a solution when it was subject to flood risk, being in the EA's flood zone 2.

- They expressed the opinion that more housing was a critical national need and the provision of new homes was a key element to national and local government's priorities.
- New development could be viewed negatively by some communities who then failed to engage in meaningful discussions with developers; however those communities who did engage with developers were often able to negotiate significant community gains.

Whilst we were grateful to Wealden Homes for the information, the committee are of the opinion that whilst it is important that new growth is positively encouraged as if allowed to stagnate it could lead to decline and the village would then have difficulty retaining existing services vital for vibrant rural life. We fully appreciate that residents want to retain the village character and do not want East Peckham to be swamped with new housing or for our green belt to be built upon; the answer therefore is to find a sensible balance.

EMERGENCY ROAD CLOSURE AFFECTING ROYDON HALL ROAD

KCC advise that the temporary road closure will be in place until repairs have been completed.

PUBLIC RIGHTS OF WAY

Kent County Council is responsible for maintaining public rights of way. Regardless of the growing season the majority of the rights of ways will be cut twice each year. Please report any problems to Kent County Council by telephoning 0845 345 0210, or by reporting the fault online at <http://webapps.kent.gov.uk/countrysideaccesscams/issues/default.aspx>

LITTERING

Litter doesn't clear itself away. The cost of clearing up litter runs into hundreds of pounds. It's an offence to leave litter and a person is guilty of an offence if they throw down, drop or otherwise deposit and then leave it in a public place. TMBC will respond to complaints and have the power to demand a person's name and address in order to issue fixed penalty notices. It's such a shame that an uncaring few spoil it for the rest of us. Remember if you want to report a litter issue or fly-tipping, go to TMBC's website. To help keep East Peckham beautiful, can we please encourage residents and businesses to regularly clear up their frontages and collect rubbish along their roads. Let's keep our village tidy. We're aware of a number of residents who regularly collect litter and our thanks go to these unsung heroes - what caring citizens you are. If you would like to nominate a special village person, please let us know.

COMMUNITY PAYBACK

Do you know about Community Payback? It's a scheme where individuals who have been ordered by the courts work in their local communities to repay for a range of offences. The type of work that can be undertaken includes the maintenance of footpaths, painting and clearing areas which have suffered from neglect. Whilst our previous experience of using Community Payback has been mixed, the impact KCC budget cuts is having on footpaths and overgrown vegetation around the village is becoming more and more noticeable as is the awful littering so we are in the process of putting together a schedule of works which we will submit to the Community Payback Organisers.

DOG FOULING

It's a shame that just a few uncaring dog owners spoil things. Dog deposits provided it's bagged up can be put into any amenity bin. Please don't use household bins. If you see anyone failing to clear up after their dog contact the Community or Dog Wardens. Please be aware that failing to clear up after your dog is an offence and that TMBC enforces dog fouling through the Dogs Fouling of Land Act 1996 which applies to all open land within the borough to which the public have access. If you have a dog fouling complaint obtain as much information as possible as it will assist the Dog Warden. For a found, lost or straying dog telephone 01732 876181 (also out of hour's service), for fouling, dangerous dog, a dog on dog attack or anything else telephone 01732 876147 or Email: dog.warden@tmbc.gov.uk. If a person has been bitten then please report the incident to the Police on 101

DOG AND LITTER BINS

Complaints regarding overfull dog/litter bins or related issues should be reported to waste.services@tmbc.gov.uk or using the online forms at www.tmbc.gov.uk. There are 18 dog waste bins around East Peckham, so specific locations for the ones that may have been missed would assist.

HIGHWAYS

The preferred way to let highways know about faults such as potholes or overgrown vegetation is through the website www.kent.gov.uk/highwayfaults where details can be uploaded and locations pinpointed on a map. In the event of an emergency you should call 03000 41 81 81. You might be interested in the roadworks.org website which gives details of all planned works for the village.

PARKING ON PAVEMENTS

With the problem in the village of inappropriately parked vehicles on pavements, we've joined Guide Dogs for the Blind who are campaigning against pavement parking who are proposing that motorists should be banned from parking on pavements because the practice forces vulnerable pedestrians to walk in the road and blocking the pavement is inconsiderate and dangerous. This is a far too common problem across the county partly because many of our roads were built in the days before cars and because drivers wish to park as close as possible to where they live. In areas where there are no parking restrictions TMBC's Civil Enforcement Officers will not be able to help and the police can only enforce against dangerous parking. If you spot a vehicle wrongly parked, please call 101 and our PCSO's will try and attend. Whilst the PCSO's cannot issue tickets they can issue advice notices.

ANTI SOCIAL BEHAVIOUR

If you witness any incidents of anti-social behaviour, anywhere in the village, or know who is involved, please tell us, our community warden or the police. Anti-Social Behaviour can affect everyone's quality of life and should not be tolerated.

BULKY REFUSE

The fortnightly bulky service now has separate collections of Waste Electrical & Electronic Equipment and scrap metal. Items collected will be stripped down into their component materials and recycled.

TWINNING

East Peckham is twinned with Chéreng in the Nord de Pas de Calais. Twinning activities are funded by those taking part and fund-raising with no use of parish funds. For more information on Twinning please contact Karen Bell by email to admin@eastpeckham-pc.gov.uk.

DECEMBER 2016 DATES FOR YOUR DIARY

05 December 2016	Planning & Transportation Committee, 7.00 p.m. in the Jubilee Hall
12 December 2016	Meeting of the full Parish Council, 7.45 p.m. in the Jubilee Hall

CONTACT DETAILS

Clerk to the Council, Karen Bell, The Parish Office, East Peckham Jubilee Hall, Pippin Road, East Peckham, TN12 5BT, Telephone/answerphone: 01622 871309, Email: admin@eastpeckham-pc.gov.uk. Our office is open weekday mornings during term time except Wednesdays. We love seeing you and look forward to your visits. If you've an important matter which you wish to discuss, please make an appointment so that we can make sure we're available. Karen works part time and is sometimes at external meetings and not always available, so do please ring or email first. If you'd like to speak to a Councillor please write, phone or email and a Councillor will contact you; alternatively you can contact a Councillor via our website www.eastpeckham-pc.gov.uk.

**EAST PECKHAM PARISH COUNCIL COMMUNITY AWARDS 2017
NOMINATION FORM**

I would like to nominate(print name) for a Community Award.

REASON:

.....
.....
.....
.....
.....

SIGNED: Print Name:

Nominations to be returned to the Parish Office, The Jubilee Hall, Pippin Road, East Peckham, Tonbridge, Kent, TN12 5BT by 17 January 2017. Entries by email also accepted to admin@eastpeckham-pc.gov.uk

EAST PECKHAM PARISH COUNCIL App

We are delighted to announce the launch our new app, which is a fantastic new way for us to be able to engage with you and for you to find out what is happening in the parish and discover the latest news and information about EPPC services, events and meetings. The App is FREE to download from Google Play or Apple I Tunes. With regard to compatibility it requires iOS 7.0 or later. Compatible with iPhone, iPad, and iPod touch.



Useful Contact Information

Police Contact:

PCSO Toni Matthew 101
PCSO Kim Hockey 101

Email toni.matthew@kent.pnn.police.uk
Email: kimberley.hockey@kent.pnn.police.uk

Community Warden:

Lara Sams 07969 584183

Email: lara.sams@kent.gov.uk

Paddock Wood Community

Advice Centre: 01892 838619

Email: info@pwadvice.org

Your Local MP

Tom Tugendhat

Email tom.tugendhat.mp@parliament.uk

TMBC: Flytipping, Abandoned Vehicles, Dog Fouling, Street Cleaning
01732 844522 www.tmbc.gov.uk

KCC

For road & drainage issues, potholes, vegetation & Street Lighting
03000 418181 www.kent.gov.uk



East Peckham's Roving Nativity



- ¾ Follow the live action, Christmas Story
- ¾ Come in costume, if you want to be a part of it
- ¾ Follow the story in the village centre.



The action starts outside the CO-OP

Friday 16th December
6.00pm



Bring lanterns, torches and musical instruments

The wondrous
story of
Christmas
as love is born
on Earth



If the weather is beyond the realms of safety, we will retreat to the Curran Hall and do our best

Here follows a full copy of EPPC's response to the recent TMBC Way Forward local Plan Consultation

EAST PECKHAM PARISH COUNCIL

Clerk to the Council, Mrs. K Bell
East Peckham Jubilee Hall, Pippin Road, East Peckham, Tonbridge, Kent, TN12 5BT
Telephone: 01622 871309, Web: www.eastpeckham-pc.gov.uk,
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Local Plan Team
TMBC
Gibson Building
Gibson Drive
Kings Hill
West Malling
Kent
ME19 4LZ

22 November 2016

Dear Sirs

TONBRIDGE AND MALLING BOROUGH COUNCIL LOCAL PLAN: THE WAY FORWARD

I write regarding the above.

Having considered the consultation documentation, the Parish Council would like to comment, in this respect; please find attached the following documents:

1. Completed Questionnaire
2. Supplementary submission

The Parish Council would like to express disappointment that TMBC did not choose to host a formal exhibition on the Local Plan and how it is might impact upon residents in East Peckham. I would therefore like to extend an invitation for a representative from TMBC to attend the East Peckham Annual Parish Meeting on 03 April 2017 when an update can be presented to members of the East Peckham community. We would also like to express our frustration with some of the wording of the consultation documentation; we felt it was vague, contradictory and confusing in places.

I trust that the views of East Peckham Parish Council will be taken into account as the Local Plan progresses.

Yours faithfully
Karen Bell
Clerk to the Council

East Peckham Parish Council Submission

East Peckham Parish Council Response to Tonbridge and Malling Borough Councils, 'Way Forward' Local Plan Consultation

Introduction

East Peckham Parish Council has correlated our view for the future of East Peckham with the Tonbridge and Malling Local Plan where possible. We find many areas of commonality, which we welcome, but we are vigorously opposed to any proposed large scale developments and encroachment onto the Green Belt which seems to go against many of the tenets of Tonbridge and Malling Borough Council as well as our own. EPPC's response to the key questions contained within the questionnaire is as follows:

Q1	Key objectives	AGREED
Q2	Building Blocks	AGREED
Q3	Principles to guide development strategy for the new local plan	DISAGREE
Q4	What could a sustainable development strategy look like	DON'T KNOW
Q5-7	How should the new local plan respond to economic evidence	AGREED
Q8-0	What should be the future role of Tonbridge Town Centre	N/A TMBC should Engage with Tonbridge residents
Q11-12	Should green belt boundaries be in the local plan	AGREED
Q13	Issues in order of importance to EPPC	
	1 Controlling housing densities	
	2 Stipulating car parking standards	
	3 Applying water efficiency standards	
	4 Providing affordable housing	
	5 Achieving greater accessibility standards	
	6 Providing publicly accessible open space	
	7 Applying internal space standards	
Q14-15	Local Plan responding to the optional national standards	AGREED

Supplementary comments

- EPPC agrees to the key objectives of the Local Plan but not at the expense of other factors – chiefly the quality of life for current residents. Focus should be on creating jobs and growth in the areas that need support.
- Small business run from home is a growing trend in villages but this will be reliant on the environment remaining a pleasant place to live, not becoming a long-term building site whilst it is turned into a small “new town” with clogged access.
- Rural tourism and agriculture contribute to the local economy and should not be forgotten; in fact they should be actively encouraged.
- Development in rural parts of the region will tend to pull away focus from the areas that need regeneration. Significant new developments in rural areas would be best left unchanged from current policy.
- Development on Grade 1 & 2 agricultural land would be a very short sighted policy, given the decreasing proportion of home-produced food consumed in the UK.
- Finding those right locations will always be a challenge. Correctly assessing the numbers required will only ever be guesswork. We agree that it is Tonbridge and Malling Borough Councils urgent duty to properly plan for new homes in the coming years and to put an end, as soon as possible, to the free-for-all applications we are currently suffering.
- Huge, overbearing houses can change the character of the community when the community of East Peckham would probably be best served with a mixture of starter homes for young people and suitable properties for downsizers.
- In rural areas there is dire need for a mix of housing, including affordable. There needs to be an appropriate number of homes for our community's size and requirements, and would be for local people, to the benefit of our community.

- The siting of homes should not be about the financials to suit land owners or Tonbridge and Malling Borough Council. The houses need to be built where they are needed – the areas targeted for growth – not simply for yet more commuters.
- The prevalence of dormitory village mentality is already eating away at the rural way of life in the region resulting in a very noticeable reduction of participation in local events and activities. It was the community spirit that made our villages and towns “a nice place to work and live” in the past and further erosion of the community spirit by inappropriate development is not welcome.
- Affordable housing in the ‘richer’ areas and rural villages should be more of a priority. As stated above, the focus should be on affordable housing for the benefit of East Peckham as a whole, not for the benefit of developers or for generating rates revenue.
- The developer may well promise lots of services to mitigate a large development. However, the costs of infrastructure and bringing in services required (i.e. widening lanes and new road links, schooling, doctor etc.) will make that an expensive development, resulting in mainly mid- to high- end housing, not the lower cost housing the area might need.
- We know people in the district who are already dissatisfied with the existing infrastructure, whether it is the responsibility of TMBC, KCC or EPPC. There is little confidence that any new mass housing will have suitable infrastructure in place. With the uncertainty over the number of houses needed, we see a great danger in a site being identified for a large-scale development, then the site only being slowly developed over a long drawn out period, making the area an eyesore but, worse than that, with the promised infrastructure never actually materialising.
- Only develop in areas with suitable infrastructure. Concentrate more to provide upgrades where there has been a lack of investment. Do not just consider action because there may be some new housing planned, but instead consider the infrastructure shortcomings for the benefit of the existing population.
- Currently, the infrastructure is not in place to service huge new developments. The local schools would not be able to cope, and neither would the surgeries. Given that there is existing uncertainty over the future of the Branch Surgery in East Peckham it is doubtful that the ‘Super-size’ surgery in Paddock Wood would be able to cope. However, there are huge problems with GP recruiting already, so these would be difficult or impossible to staff. In addition, the Super-Sized surgery in Paddock Wood is situated some distance from most people - the lack of public transport would mean that patients would need to drive or somehow find transport.
- There is no railway station, bus services are poor, and there are already concerns about large traffic volume on the East Peckham by Pass where there are already severe traffic delays, and not only in rush hour.
- The area proposed has an extremely high water table, there is flooding with regularity. It is not therefore suitable for building. Green areas help to mitigate the effects of climate change and help to reduce the risks of flooding. The suggestion of building houses on an area already prone to flooding is counterintuitive.
- The ancient lanes and hedges are an important part of East Peckham. The main country walks that still remain for the East Peckham residents are important. There is much enjoyment derived by local people of the public rights of way which is teeming with wildlife.
- The character of the ancient rural hamlets which make up East Peckham must be preserved. It is important to preserve the open spaces between different hamlets. If the spaces are permitted to be developed then the settlements will simply merge together into a small “town”, but without any of the benefits of a properly planned town.
- The urbanisation of these hamlets will cause loss of general amenity for existing residents who will no longer be living in the rural community they were raised in, or that they chose to move to, but find themselves living in a conurbation.
- TMBC should make more effort to preserve and even generate woodland and natural areas rather than allowing building on them. Encouraging walking, cycling and other outdoor activity that benefits everyone.

- A key asset of Tonbridge and Malling is its tourism. This requires sensitive building of developments that blend in with the countryside.
- Flood risk is mentioned; building houses on an area with a high water table will only increase the flooding risk, not only to the houses themselves, but also to the surrounding settlements. Agricultural land that floods naturally reabsorbs water, paved driveways do not.
- TMBC's rural heartland statement is totally at odds with a large development.
- We would like to see a stronger message in support of the rural heartland of Tonbridge and Malling ensuring that any new developments are sympathetic to their location and in proportion to the character and size of existing settlements, and also to protect our agriculture and green fields. In essence, to keep them rural.
- The public bus service is sparse and inadequate and not likely to be improved should the population of East Peckham increase. The likelihood is that people moving to East Peckham would rely on two or more cars.
- If the residents are expected to work in the areas that have been identified for regeneration and growth, then it is not appropriate for them to be living in East Peckham generating yet more traffic. It would make far better sense to opt for alternatives where there are adequate road and rail links.
- Any large scale development will have a hugely detrimental effect on East Peckham. Large scale development would destroy ancient lanes and hedges, and merge the hamlets into a sprawling, unplanned conurbation.
- The East Peckham primary school is successful, highly regarded, and already very well subscribed. It could not cope with an influx of many more children.
- A large development on green-field land is not likely to be popular, sustainable or be good for the district in almost any location. We hesitate to suggest a neighbouring community being lumbered with a similar burden. We feel a better option is spreading the load. We do however agree to higher density housing being provided in the towns to a limited extent in order to maintain quality of life in these towns.
- We would also suggest a mix of affordable and market housing in every rural community, (say on average 5 or 6 per year). That could equate to 75 extra houses per village over the life of the plan. Each hamlet which makes up East Peckham can cope with some small increase, with proper input from the Parish Council; small, sympathetic developments with the possibility of redrawing village settlement boundaries in some deserving cases. These developments are likely to happen naturally anyway, so why not allow for it in the plan? This would permit TMBC planners to accept sensible proposals; if the housing need does indeed exist at the time of application, or reject then at times there is no perceived immediate need, particularly if the locals are not in favour of that development. We realise this might be less attractive for developers, a bigger development being far more profitable, but we should not be looking out for their concerns, but rather those of our communities.
- It is very important to closely monitor any change of agricultural use to industrial to stay essentially rural.
- We would like to see more restrictions placed on removal of old hedges and the like, TMBC planners should be careful to flag these up at the approval stage before it is too late.

CONCLUSION

The strength of feeling in East Peckham has been demonstrated by the high attendance and level of interest at the Open Forum held at the Jubilee Hall on 21 November 2016. We assume and hope this feeling will be turned into corresponding submissions from the public. It is debatable whether a larger development is actually needed in East Peckham in the current planning cycle. Even if it is needed, East Peckham is certainly not a sustainable option as evidenced by the many factors outlined above. Nor is it desirable, other than to housing developers. East Peckham Parish Council therefore suggests that new development be restricted to smaller scale developments. The new Local Plan should focus more on affordable housing in the rural areas. Developments outside the major centres should be confined to small, sustainable and appropriate developments, sharing the load around the district, and hence maintaining the rural character of the heartland.