

MINUTES OF A MEETING OF THE PARISH COUNCIL'S PLANNING COMMITTEE HELD IN THE METHODIST OLD CHURCH HALL ON MONDAY 06 APRIL 2009 AT 19.30 HOURS

PRESENT: Cllrs. R. Bearman, Cllrs: J. Crowley, A. Gardner (Chairman), B. Gress, D. Ireland, Mrs J Macdonald, T. Shead & P Street

ALSO PRESENT: Mrs. K Bell (Clerk) & 2 residents

APOLOGIES: Cllrs. P. Crawford & D. Poole

Cllr. Gardner opened the meeting and welcomed those present

1. **Declarations of Interests:** There were none.

2. **Minutes**

a. **Minutes of Meetings held on 16 February 09, 02 March 09 and 16 March 09**

RESOLVED: That the minutes of the meetings, which had been copied to members, be confirmed and signed as a true record.

b. **Matters Arising**

Minute 2b (16.02.09): Planning Application TM/08/03739/FL

It was reported that West Peckham PC had set up a website (www.strawberryfieldsforever.org.uk) .in opposition of the planning application in respect of the polytunnels.

3. **Planning Applications**

RESOLVED to comment as follows to TMBC:

TM/09/00521/FL Two storey side extension & single storey front and rear extensions to dwelling (revised scheme) at 73 Pound Road, East Peckham
NO OBJECTION

TM/09/00142/FL Amended details received in respect of the stone report at Roydon Hall, Roydon, East Peckham (**For information only**)
NOTED

TM/09/00702/TNCA Lift crown and sympathetically prune walnut tree to clear roof, cables and neighbours property at Walnut Cottage, 4 Bullen Lane, East Peckham
NO OBJECTION

4. **Planning Decisions**

It was reported that **TMBC had RAISED NO OBJECTION to the following:**

TM/08/03762/MIN Variation of condition 15 of TM/98/02045/MIN to retain current access at East Peckham Pit, Hale Street, East Peckham

It was reported that **TMBC HAD GRANTED LISTED BUILDING CONSENT for the following:**

TM/09/00200/LB Moving of bedroom doors on two bedrooms to different positions in order to create better internal space within The Barn, 26 Church Lane, East Peckham

TM/08/03700/LB Retrospective permission for insertion of internal lift in Bell 4 at The Hop Farm Country Park

It was reported that **TMBC DID NOT consider that the following application would have a significant adverse effect on the environment**

TM/09/00241/ELEX Reconductor existing Low Voltage overhead line with Aerial Bundled Conductor Overhead Lines at various sites including Pound Road, East Peckham

It was reported that **TMBC HAD GRANTED PERMISSION** for the following:

TM/09/00185/FL Single storey rear extension and two storey side extension (resubmission of TM/08/02360/FL) at 35 Fell Mead, East Peckham

It was reported that **THE PLANNING INSPECTORATE HAD DISMISSED** the following appeal:

TM/08/00019/UNAUTH Material change of use of land from a petrol filling station with association uses for the purpose of providing a car washing service to the general public

5. TMBC

a. Area 2 Planning Committee

An extract in which TMBC had outlined their action in respect of the Hop Farm land was **NOTED AND COPIED** to members.

b. Joint Transportation Board

The minutes of the meeting held on 15 December 2008 together with the agenda in respect of the meeting held on 09 March 2009 were **RECEIVED AND NOTED**.

c. T & M Local Development Framework: Managing Development and the Environmental Development Plan Document (Publication Version, March 2009)

It was reported that TMBC had been working towards the production of the document under regulation 27 of the Town & County Planning (Local Development) (England) Regulations 2004 (as amended) accordingly a complimentary copy of the document together with the proposed changes to the proposals map had been received. It was noted that the PC had been invited to make representation on the documentation by 08 May 2009. Following a discussion, it was:

RESOLVED: That the documentation be **RECEIVED AND NOTED**

6. Kent Highway Services

a. Update on current issues

It was reported that the latest KHS Report had been received. Attention was drawn to the following:

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| • Stanford Lane (ditches) | No action proposed by KHS |
| • Hale Street (damaged sign post) | outstanding |
| • Branbridges Road (advertising) | No action, private land |
| • Smithers Lane (resurfacing) | Referred for resurfacing |
| • Pierce Mill Lane (Parking restriction) | No action, private land |
| • Snoll hatch (Parking restriction) | No action proposed |
| • Orchard Road (tactile paving) | No immediate action proposed |
| • Hale Street (visibility approaching B/side) | Outstanding |
| • Church Lane (additional streetlighting) | No action proposed by KHS |
| • Hatches Lane (road signs) | KHS confirmed positioning of road signs were correct. No action proposed by KHS. |
| • Hale Street (Damaged Kerb) | outstanding |
| • Hale Street (Missing road signs) | outstanding |
| • Church Lane (marker posts) | outstanding |
| • Bullen Lane (resurfacing) | outstanding |
| • Pound Road (ponding) | outstanding |

- Addlestead Road (Footway obstruction) resolved
- Addlestead Road (bollards) outstanding
- Village Centre (Zebra Crossing) KHS to carry out an Assessment which may lead to the installation of a pedestrian crossing but if approved it might lead to the loss of parking outside the shops

b. The following issues were considered

- **Salt bin at Pound Road near the Primary School**

Members were informed that KHS had advised that any salt bins which were installed within the village would have to be at the Parish Councils expense and costs per salt bin had been estimated to be between £250 - £270. Members were further informed that during the icy conditions over the winter of 2008/09, requests had been made by parents and the Primary School for a supply of salt which the school caretaker would spread on the footways leading to the school in icy conditions. The Clerk informed members that if they were minded to agree to the installation of the salt bin, it could be funded through using the accumulated proceeds from sales of Bridge over the Stream which were £527. Following a discussion, it was:

RESOLVED: That whilst the author of 'Bridge over the Stream', Mrs Margaret Lawrence had decreed that proceeds from sales of the book be used for the benefit of those attending the primary school, Mrs Lawrence would be consulted in order to ascertain whether she would be agreeable to some of the money being spent on a salt bin.

- **Branbridges Road Railings**

Following a discussion, it was:

RESOLVED: That KHS would be advised that the PC was agreeable to the removal of all superfluous railings and structures on Branbridges Road which were within KHS ownership and responsibility. In addition, members reiterated their concern that the railings near Medway Meadows which were to be retained were still in need of repair.

c. **To consider new items for referral to KHS**

Following a discussion, it was:

RESOLVED: That the following items would be referred to KHS

Branbridges Road	Advertising still a cause of concern
Pierce Mill Lane	Missing manhole cover
Seven Mile Lane	Advertising

7. **Kent County Council: Commons Act 2006 – Common Land/Village Green Seminar**

It was reported that KCCs Commons Registration team would be holding a day seminar on Common Land and Village Greens on 14 May 2009 from 10.00 a.m. to 16.00. It was noted that the PC had been invited to attend. Following a discussion, it was:

RESOLVED: That members would advise the Clerk if they wished to attend the seminar.

8. **Matters for Further Discussion**

Cllr.Bearman

Members were informed that youths congregating outside the Merry Boys and the Methodist Church were starting to become a nuisance. Cllr. Street reported that CCTV images had recorded the youths some of whom had been identified and that the COPWG were liaising with the Community Warden and the police in an attempt to monitor and control the situation.

Members were also advised that a streetlight was required at Drage Road/Westwood Road as it was dark at night and several syringes had been found recently on that footpath. Cllr Street reported that the COPWG would be discussing the problem with representatives from the Housing Association on 09 April 09.

Cllr Street

Reported that double parking where The Freehold met Orchard Road was becoming a problem and that in an emergency situation, emergency vehicles would not be able to access Orchard Road from The Freehold. It was agreed that the matter would be referred to TMBC.

Cllr Crowley

Reported that there had been recent incidents of ponies and traps being used on the playing fields and that one of the ponies' owners had been abusive when challenged. The situation was being monitored and the police and community warden had been informed. In the meantime the EPPFC would be taking preventative measures so that access to the playing fields would be awkward and difficult for ponies and traps.

Cllr. Mrs Macdonald

Reported that the Hatches Lane PROW sign post was broken. ~The matter would be reported to KCC PROW.

9. Date & Time of Next Meeting: 20 April 2009 @ 19.30 hours

There being no additional business, the meeting closed at 20.25 hours