



CHEVENING PARISH COUNCIL

Judith Hayton - Clerk

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Minutes of the Council Meeting of Chevening Parish Council, held at 7.30pm on Monday 11th November 2019

at the Recreation Ground Pavilion, Chevening Road, Chipstead TN13 2SA

Present:	Mr A Clark	Chairman
	Mr J Branton	Vice-Chairman
	Ms R Burgess	Councillor
	Mr N Clark	Councillor
	Mr J Eastwood	Councillor
	Mrs L Weavers	Councillor
In Attendance:	Mrs J Hayton	Clerk
	Mr J London	SDC
	Members of the Public	2
Apologies	Mr A de Turberville	Councillor
	Mr N Williams	Councillor

The Chairman began the meeting noting the date and registering the Parish Council's appreciation for all those who have lost their lives in war. The Chairman also expressed the Council's congratulations to Councillor de Turberville and his wife who are celebrating their Golden wedding anniversary

144. Apologies and Absences

- Apologies for absence were received from Cllrs de Turberville and Williams and duly accepted by the chairman

145. Declarations of interest or lobbying

- there were no declarations of any interests or lobbying regarding items on this agenda that have not been notified previously

146. Minutes of Previous Meeting

- the minutes of the meeting on 14-10-19 previously agreed by email were formally resolved by the Council and signed by the Chairman as a true record

147. Questions from the Public

- the members of the public in attendance confirmed they were acting in an observing capacity only and there were no specific agenda items or issues which they wished to question

148. Open Spaces

A) Open Space Inspection

Cllr Clark mentioned that some of the posts on Chipstead Common had rotted the Clerk confirmed that as part of the initiative to put posts round the Common to prevent vehicle access those that were rotten would be replaced. The Clerk also mentioned that the bench at the crossroads of Witches Lane/Chipstead Lane has been damaged again with three slats being broken. The bench company are sending replacement slats and a supporting strut to go underneath the bench which hopefully will eliminate the problem of broken slats in the future

B) Playground Inspection

there were no issues with playground

C) Recommendations for Sailing Club Rd

The Chairman and Clerk had examined the river bank for Himalayan Balsam and other issues. There is a stretch of riverbank on the Parish Council side which has reeds growing in the water which is restricting the water flow. The

Parish Council resolved to look to get this area cleared by a professional as soon as possible with a budget being granted of £1000. It was felt that since the Parish Council often question Chevening Estates commitment to their riparian responsibilities if the Parish Council themselves do not deal with a known issue on our stretch of the river it reflects badly on what we expect others to do when we take no responsibility ourselves

D) Offer from NWKCP to plant hedgerows in the Parish.

The Parish Council was very appreciative of the offer to plant hedgerows. In the first instance our footpath warden Graham Birch should be asked if he can think of any areas where hedgerows need replacing. Cllr Burgess suggested that extending the invitation to the Anglers so that they could potentially plant hedgerows instead of their fencing would be a useful idea The Clerk will contact NWKCP to see whether it is worth extending the invitation to private residents and or Chevening Estates going forward depending on how much budget is left for planting the hedgerows

149. Stairfoot Lane Bridge

The Clerk provided an update from KCC Footpaths concerning Stairfoot Lane Bridge. In short the bridge cannot go back to being a single rail as it was before as this had been reported by the Parish Council as being an issue and the health and safety concerns had been addressed by KCC. KCC themselves do not see that the bridge requires any work done to it at present and therefore if the Parish Council wishes to undertake a redesign of the bridge they are more than welcome to do so providing the design is signed off by KCC and the installation is paid for by the Parish Council. It was resolved by the Council to take no further action at this time

150. Bus Service

Cllr Eastwood has reviewed the proposed changes to the bus service and he believes that the service will not be greatly reduced through Chipstead village but what will happen is that the buses will run in the opposite direction during the day (from Tesco's along Chipstead Lane turn left at Rivermere through Bessels Green and up to the bus station). As the changes come in on the 18th November and 3 weeks of proposed changes will be in place by the next meeting the Clerk will contact the 2 parishioners who had raised concerns about the loss of bus service prior and the Council will then take a view as to whether they need to contact Go coach to protest the changes to the service or not

151. Chipstead Common

The Parish Council currently do not pay for any treatments whatsoever on Chipstead Common. The Parish Council pay to have Chipstead Common mowed only. The two sports clubs who rent the Common, Chipstead Football Club and Amherst Saturday morning football pay between them around £500 to rent the pitch, however there are a number of weeks in the year when the pitch is completely unplayable because of being waterlogged. The Council felt it may be appropriate to do some treatment on the Common either sanding or worm treatment to reduce the amount of water that remains in the ground but did not feel this was a long term commitment that the Council could make. The Chairman requested costs for each type of treatment and whether if they were done over a period of a few years it would be a lasting solution or whether these would need to be done annually ad infinitum to be affective. The Clerk will report back at the next meeting

152. Streetlights

A) A resident of Bessels Green had requested some form of lighting on the green

as it is very dark when walking dogs at night. The Council debated this but felt that trying to introduce any sort of initiative at the request of one single parishioner was not a mandate for change. If the parishioner can demonstrate support for such lighting and no resistance from the neighbours the Council would look at this again. The only solution that would be workable would be some form of solar lighting

B) Streetlight 16.

The Council discussed street light 16 which is in the High Street in Chipstead. Its fuse box is currently at high level and UKPN are reluctant to support these as they do not want their employees working at high level. There is a possibility they will allow us to replace the corroded column but no guarantee. The UKPN charge to replace the corroded column only would be £900 their preferred option would be either to put a mini pillar on the pavement and run the power supply to the new column in the road (a UKPN charge of around £1600) or to move the column from the street onto the pavement. The Council felt that moving the column would be a lengthy and involved

process given the amount of consultation that would have to take place with the neighbours The Council resolved for Streetlights to request UKPN to replace the light as is rather than trying to move either the pillar or the lamp post itself. If this proves impossible the Clerk will come back to the Parish Council for them to decide which option they prefer

153. Opportunity to comment on TW Grammar School for Boys proposal of a satellite School on the Weald of Kent/Trinity site

The Council was grateful to receive the opportunity to comment on the satellite school. Many children from the Parish currently catch buses down to Tunbridge Wells Boys Grammar and therefore the Council resolved that they fully supported the proposal for a satellite school

154. Correspondence Received and General Issues

A) A resident had requested that one of the street lights (column 12) was left on all night

as they had recently been burgled and felt that this might be a preventive measure. The Council is well aware of the sensitivity of having street lights on and was very concerned on the environmental impact if we converted any of our street lights to being on all night. Additionally it would cost the council a substantial sum simply to have at one street light on (£100 to change the light itself plus around £20 a month in additional charges from UKPN plus the additional energy charge). The Council felt it was the home owners responsibility to install security lighting and would be a much more energy efficient solution than having the street lights on all through the night

B) Morants Court Farm.

The Council discussed Morants Court Farm and the recent granting of a planning application allowing the removal of certain conditions from a previous planning application. Both the Parish Council and the nearby neighbours do not believe the circumstances have changed. Unfortunately the planning officers report does not give any clarity as to why those conditions have now been removed and it was resolved that the Chairman should write to the Chief Planning Officer to ask for a full explanation of what had changed that would allow this planning up application to proceed. Councillor London mentioned that there was a meeting between the Chief Executive and the Head of the Council and he would raise this issue with them as well. It was noted that the District Council are writing to the neighbours separately on this matter but from correspondence received so far the neighbours have not been given a reason why the circumstances have changed to allow this planning application either

155. General Information and proposals for Future Agenda Items

A) Holmesdale Anglers

– it is believed that the Holmesdale Anglers need to replace a sluice in the small Lake and it has been suggested that the Parish Council may want to give some money towards the restoration of that sluice. This request was received too late to go on the formal agenda and therefore will be included on the agenda for December

B) New Councillors

- one of the attendees at the meeting had expressed an interest in becoming a councillor for the Parish. The Chairman mentioned that he had also had interest from another party. The Chairman explained that each candidate normally sends round a CV to the Council which will be reviewed before the next meeting and then each can make a presentation to the Council as to why they feel they should be Co opted onto the Council

156. Finance

A) Income Received and Cheques Payable

the payments for November were resolved and review the Payments and Receipts for October and are attached as Appendix 1

157. Planning Applications

A) Notices received there were 5 planning applications

which were discussed at the meeting and the responses are contained in appendix 2

B) Applications Granted or Refused

– Circulated for information attached in Appendix 2

The meeting closes at 21.50

**Signed on behalf of the Council as a true record
December 2019**

9th

Payments and Receipts for October – Appendix 1

	Opening balance	£44,063.41
11/10/2019	Allotment Association Rent	£60.00
16/10/2019	VAT refund from HMRC	£2,536.16
17/10/2019	CIL Transfer from Co-op	£1,874.16
22/10/2019	INTEREST PAID AFTER TAX 0.00 DEDUCTED	£3.52
25/10/2019	CIL Payment - 34 Witches Lane	£6,313.88
28/10/2019	Burial Fees - Freestone	£550.00
31/10/2019	Burial Fees Elmer	£440.00
31/10/2019	CHEVENING AMBLERS - additional rental	£1,448.07
07/10/2019	DIRECT DEBIT TO SOUTHERN ELECTRIC REF 910036741, MANDATE NO 0005	£256.21
08/10/2019	CHARGES FROM 2019-08-22 TO 2019-09-21	£7.50
15/10/2019	TRANSFER VIA FASTER PAYMENT TO J HAYTON REFERENCE TRANSFER	£26.11
15/10/2019	TRANSFER VIA FASTER PAYMENT TO EDF ENERGY REFERENCE 673109647889	£78.03
15/10/2019	TRANSFER VIA FASTER PAYMENT TO STREETLIGHTS REFERENCE 10771	£117.30
15/10/2019	TRANSFER VIA FASTER PAYMENT TO STREETLIGHTS REFERENCE 10772	£117.30
15/10/2019	TRANSFER VIA FASTER PAYMENT TO SCRIBE REFERENCE 628	£174.00
15/10/2019	TRANSFER VIA FASTER PAYMENT TO HMRC REFERENCE 577PV00161414	£188.99
15/10/2019	TRANSFER VIA FASTER PAYMENT TO SPECTULISE REFERENCE 5719	£200.00
15/10/2019	TRANSFER VIA FASTER PAYMENT TO BARRICADE SALES REFERENCE 6131	£219.60
15/10/2019	TRANSFER VIA FASTER PAYMENT TO MDH HORTICULTURAL SERVICES REFERENCE 1782	£288.00
15/10/2019	TRANSFER VIA FASTER PAYMENT TO MDH HORTICULTURAL SERVICES REFERENCE 1779	£293.88
15/10/2019	TRANSFER VIA FASTER PAYMENT TO MDH HORTICULTURAL SERVICES REFERENCE 1787	£384.00
15/10/2019	TRANSFER VIA FASTER PAYMENT TO VC HANDYMAN REFERENCE CHEVENING PC	£425.00
15/10/2019	TRANSFER VIA FASTER PAYMENT TO PKF LITTLEJOHN REFERENCE SB20192117	£480.00
15/10/2019	TRANSFER VIA FASTER PAYMENT TO JRB ENTERPRISES REFERENCE 20299	£489.12
15/10/2019	TRANSFER VIA FASTER PAYMENT TO CHIPSTEAD PAVILION MANAGEMENT REFERENCE CPC PAVILION HIRE	£527.44
15/10/2019	TRANSFER VIA FASTER PAYMENT TO BOURNE SPORT REFERENCE 960	£558.60
15/10/2019	TRANSFER VIA FASTER PAYMENT TO J HAYTON REFERENCE HSW TIMBER	£609.48
15/10/2019	TRANSFER VIA FASTER PAYMENT TO SEVENOAKS DISTRICT COUNCIL REFERENCE 156938	£737.88
15/10/2019	TRANSFER VIA FASTER PAYMENT TO J HAYTON REFERENCE TATE FENCING	£761.62
15/10/2019	TRANSFER VIA FASTER PAYMENT TO MDH HORTICULTURAL SERVICES REFERENCE 1781	£960.00
15/10/2019	TRANSFER VIA FASTER PAYMENT TO J HAYTON REFERENCE TRANSFER	£962.28
15/10/2019	TRANSFER VIA FASTER PAYMENT TO MDH HORTICULTURAL SERVICES REFERENCE 1780	£1,431.13
28/10/2019	DIRECT DEBITTO SOUTHERN ELECTRIC REF 910036741, MANDATE NO 0005	£430.59
	Closing Balance	£46,565.14

Payments Resolved at the Meeting Appendix 1

Santander Payments					
544	MDH Horticultural Services	Monthly Open Spaces Maintenance	£1,192.61	£238.52	£1,431.13
545	HMRC	Tax & NI	£188.79		£188.79
546	J Hayton	Salary	£962.48		£962.48
547	MDH Horticultural Services	Monthly Gang Mowing	£244.90	£48.98	£293.88
548	J Hayton	Expenses - Phone, Wreaths, padlocks	£102.83		£102.83
549	MDH Horticultural Services	Finish posts on Bessels Green	£480.00	£96.00	£576.00
550	MDH Horticultural Services	1 additional cut on Rec as agreed	£80.00	£16.00	£96.00
551	3rd Sevenoaks Scout Group	Refund of rental for Carnival	£75.00		£75.00
552	JGC Sportsturf Maintenance	Renovation Cricket Square	£1,448.07	£243.22	£1,691.29
553	Chevening Parish Council	Tfr of CIL to Co-op	£6,313.88		£6,313.88
554	Streetlights	Column 85	£97.75	£19.55	£117.30
555	Streetlights	Column 72	£106.25	£21.25	£127.50
556	Streetlights	Quarterly maintenance contract	£612.59	£122.52	£735.11
557	JRB Enterprise	Dog bag dispenser and bags	£97.85	£19.57	£117.42
558	JS Electrical	New Outside lights for Pavilion	£450.00		£450.00
					£0.00
			£12,383.00	£825.61	£13,208.61

Planning Applications Resolved at the Meeting – Appendix 2

19/02977/HOUSE	Boot Lodge Chevening Road Chipstead KENT TN13 2SA	Ground floor rear and side extension with rooflight, alterations to fenestration with juliette balcony. Re-location of main entrance door, removal of existing timber cladding and replacement with white painted render. Replacement of roofing tiles.	No objection	Nick
19/03015/FUL	51 Chipstead Lane Sevenoaks KENT TN13 2AJ	Demolition of existing dwelling and an erection of a replacement dwelling.	Object. Scale of the building is out of keeping with the street scene	Robbie
19/05000/HYB	DSTL Fort Halstead Crow Drive Halstead Sevenoaks KENT TN14 7BU	Hybrid application comprising, in outline: development of business space (use classes B1a/b/c) of up to 27,659 sq m GEA; works within the X enclave relating to energetic testing operations, including fencing, access, car parking; development of up to 750 residential dwellings; development of a mixed use village centre (use classes A1/A3/A4/A5/B1a/D1/D2); primary school; change of use of Fort Area and bunkers to Historic Interpretation Centre (use class D1) with workshop space and; associated landscaping, works and infrastructure. In detail: demolition of existing buildings; change of use and works including extension and associated alterations to buildings Q13 and Q14 including landscaping and public realm, and primary and secondary accesses to the site.	Object. The Council feels that putting 750 houses on this site is excessive given that the plans for the supporting infrastructure, schools, doctors surgeries, shops and roads specifically, are not sufficient to support the increased volume.	John B
19/02900/FUL	Telecommunication Equipment At Morants Court Road Dunton Green KENT	Telecommunications upgrade.	Object. We are unclear whether this is an increase in height	Andy

KCC/SE/0239/2019	Riverhead Infants School, Worships Hill, Riverhead, Sevenoaks, Kent TN13 2AS	Erection of single storey activity hall on existing car park and relocation of 11 parking spaces within the site	No objection providing they ensure that the car parking spaces lost as part of the development are relocated on site.	John E
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SDC Decision on Previous Planning Applications

19/02323/CONVAR	Morants Court Farm Sundridge Road Dunton Green KENT TN14 6HB	Removal of condition 2 (personal permission) and variation of conditions 3 and 4 of 18/00096/FUL for demolition and replacement of Industrial Unit, to remove the personal reference and enable the site to be used for the full range of the industrial uses within Use classes B1 and B2 and extend working hours and allow deliveries by light vehicles outside of the normal working hours.	John B	Granted
19/02528/HOUSE	Fairlawn 36B Witches Lane Riverhead Kent TN13 2AX	Detached single storey garden pavilion	John B	Granted
19/02590/HOUSE	16 Woodfields Chipstead KENT TN13 2RA	Proposed single storey rear extension, pitched roof over utility and alterations to front porch. Rooflights.	Andy	Granted