



Chevening Parish Council

Judith Hayton - Clerk

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Minutes of the Ordinary Meeting of the Parish Council held on Monday 1st November 2021 at 7.30pm at the Recreation Ground Pavilion, Chevening Road, Chipstead, TN13 2SA.

Present:	Mr N Williams	Chair
	Mr J Branton	Vice-Chair
	Mr N Clark	Councillor
	Mr A de Turberville	Councillor
	Mr J Eastwood	Councillor
	Mr J Firmager	Councillor
	Mr J Jarrett	Councillor
	Mrs L Weavers	Councillor
	Mrs V Woodruff	Councillor
	Mrs J Hayton	Clerk
	Mr J London	SDC
	Mr N Chard	KCC (via zoom)
	Members of the Public	8 in person 6 on zoom

The Chairman began the meeting by formally welcoming Cllr Woodruff to the Parish Council

165 Apologies and Absences

All councillors were present, there were no apologies

166 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

167 Minutes of Previous Meeting

The minutes of the previous meeting had been agreed by email and were signed by the Chairman as a true record

168 Updates from KCC.

Cllr Chard spoke on 4 subjects and received questions and comments from the public on item a) and the debate is reflected in the minutes

a) The Old Carriageway

There had been a counter petition raised to the KCC Highways solution to the problem with sight lines at The Old Carriageway. The original petition requested a single white line to give sight lines but the KCC engineers have recommended double yellow lines from opposite no 45 to opposite 63 High St. Cllr Chard stated that this was the whole point of consultation in that the engineers design a scheme which then gives the public a chance to respond to the scheme. 3 members of the Public spoke passionately about the proposal in terms of the impact on their lives and the resultant inability to park outside of their own properties if the scheme went ahead. The Parishioners produced a counter petition objecting to the proposal and shared photographs of the impact of the proposals on their parking and the sight lines. The Chairman confirmed that no one had a right to park outside of their property although everyone is understandably sympathetic to the needs of the disabled pensioner. Cllr Chard suggested a meeting with himself and Cllr London with the affected parties which the Clerk undertook to arrange

Signed as a true record

13th December 2021

b) **Witches Lane**

A resident of Witches Lane had raised concern about the traffic speed in Witches Lane following the minutes where parking issues had been discussed (Minute 85 – May 2021). Cllr Chard confirmed the Parishioner would need to raise a petition to get support – and in his experience it is better to present the proposal as part of a scheme rather than the requirement for a single 20 mph limit. The petition then comes to the Parish Council for support, is included on the Parish Highways Improvement Plan and goes to JTB for consideration

c) **Covers Farm**

There was a successful site visit in October and as part of the application the access to and from the site was discussed and the HGV route. It is a complicated application with a number of technical issues to be worked through and therefore no firm application date is likely before January 2022

d) **A21/A25/Westerham Road Junction**

Cllr Chard is aware of the concerns over the state of the junction at A21/A25/Westerham Road and is pressing officers to look at the possibility of controlling traffic from Chipstead, turning right from A25 into Chipstead and turning right from A25 to the A21 by pressured control lights which only change when a car wants to turn out of the respective junctions. This is deemed to be a far safer solution than a roundabout and is not cost or time prohibitive as installing a roundabout would be. There were no other questions for Cllr Chard from the Public in attendance

169 Questions from the Public

There were no specific questions from the public in attendance (one member of the public presented under item 178 and his comments are recorded there)

170 Open Spaces

a) **Open Space Inspection**

The Clerk updated that the posts on Chipstead common would be replaced in the next 2 weeks. The hedge at the entrance to the Rec had been cut down which greatly improved sight lines. Cllr Firmager had met with a member of the public who had raised concerns over a number of issues at the Recreation Ground. The white lines (which are lifting), the paint on the doors of the sandbag store and some canisters behind the Pavilion. The Clerk will investigate and report back. Cllr Woodruff mentioned the state of the Footpath Signs on Chipstead Green. The Clerk confirmed that KCC will not replace them but she will look to source replacements paid for by the Council

b) **Playground Inspection**

There were no issues reported with the Playground

171 Update on Flooding/Lagoon issues

Following the publication of private emails in the Mailer the Chairman and Clerk have spent much time trying to reassure the parties to the report (KCC, Kent AONB and Chevening Estates) of the Council's desire to see these matters satisfactorily settled and that if in the view of experts the actions being taken mitigate the flood risk as far as can reasonably be expected then that is all the Council can hope for.

In addition the retiring Flood Warden asked the Clerk to make clear to the Council that his resignation as flood warden (although he is carrying on with many of his flood prevention activities), was not (as reported in the Mailer) as a result of the publication of the report, it had in fact taken place in advance of that

Lagoon

The boards installed by a Parishioner to impede the flow of water from the lagoon were removed 6 months ago. The engineers looking at the lagoon raised concerns with Chevening Estates, as landowner, that the wall of the lagoon which holds the exit pipe was never built or designed to hold back a body of water, merely to let water flow out and therefore the grave concern of the experts was that should that wall collapse under the weight of water a catastrophic flood situation would occur.

The flow of water from the lagoon is naturally slowed where it passes under the A21 through a sluice. This sluice is rarely cleared by Highways England who own the land.

In 2013/4 the water flowing through the Recreation Ground started to flood across the Rec and reached road level at the sluice at the entrance to the car park. A car was parked over the drain on

Chevening Road opposite the car park – our Flood defence team cleared the sluice by the car park and moved the car and the water levels then fell to a more manageable level. No houses were at imminent risk of flooding from the lagoon.

There are half a dozen people in the flood team who actively keep the sluices in the village clear of detritus on a regular basis and in a flood situation when they can quickly become blocked with leaves and debris. The Chairman hopes to have identified someone to act as flood warden to take over from the excellent work done by Cllr Woodruff's husband.

The Natural Flood Defences identified require planning permission from SDC and therefore the deadline for the EU Grant will expire before the works can take place. As with all grant payments it is an all or nothing situation and therefore there will be no works this year. They are applying for alternative sources of funding and the work will be done next year

Clearing the two arms of the Darent

Chevening Estates dredged one arm of the Darent in 2019. They had planned to do the other arm in 2020 but this did not occur. The majority of the water at the current time flows down the flood relief channel (in summer the water flows down there and the arms of the river can dry up). The concern of the Estate is that to simply clear the other arm of the river without understanding how the water is flowing at the moment will mean the water will flow down a narrower channel (even after dredging) than the flood relief channel and may cause more of a flood risk to the houses downstream than exists at the present time. The Chairman and Clerk are meeting with the retiring flood warden to see the area

172 Open Spaces Tender bids

Following invitations to Tender sent to MDH Horticultural Services, Landscape Services (formally KCC) and Sports Ground Services Limited. The Clerk reported that although Sports Ground Services had proactively contacted the Council to ask to be considered it was unfortunate that despite chasing they did not respond to the bid.

The Chairman commented on what good value our contractors were, and that the service they provided was very good and they always responded quickly to request for additional work to be done. The Council felt that changing contractors without a good reason would not be in Parishioners best interests

The Council then reviewed the two bids and voted unanimously to continue with the current service providers MDH Horticultural Services for 5 years.

173 Request the Council joins Town and Country Planning Association (TCPA)

The Council resolved to join the TCPA for a trial period of one year and evaluate at the end of that time. Planning is going to be a crucial impact on everyone in the coming years and if this proved to be a good way of supporting parishioners views then it was worth the investment

174 Governance Documents

Cllr Firmager had reviewed the CCTV Policy and suggested minor changes. The Council duly resolved the Policy.

175 Queen's Platinum Jubilee

The Council debated what to do for the Platinum jubilee and whether to participate in lighting a beacon. The Clerk confirmed that although we have a 1914/18 beacon, there is a suggestion to buy a new one for the Jubilee (around £500). The Council felt that since it would be at night time the differences in the beacons are not sufficient to justify the spend

The Clerk mentioned using the Recreation Ground as the focal point for a lunchtime celebration on 2nd July. The Council debated the benefits of a street party in Chevening Road to a more informal but open to many more Parishioners picnic type event on the Recreation Ground – there could be food stalls available on the Rec and can go on longer if the weather is good than a street party which has to finish at a set time to enable the road to reopen

The Clerk also mentioned the Queen's Canopy – which is an initiative to plant more trees to commemorate the Jubilee. Cllr Woodruff suggested a new line of trees at the Recreation Ground (from the Pavilion to the storage containers). The Clerk will investigate.

176 Use of the Field opposite Rivermere

A Parishioner has contacted the Parish Council requesting support to keep horses on the field and potentially put up a stable near the allotments. The Parish Council requested the Clerk with their thanks for keeping them informed but that there was nothing the Council could do to influence the Estate as to what they wanted to do with their land as it is private property.

177 To consider support for Halstead PC in their opposition to the Broke Farm development

The Council confirmed its ongoing support for Halstead PC in the endeavours to stop the Broke Hill development from taking place

178 Streetlighting

A member of the public addressed the Council with the request that the streetlights in Chesterfield Drive and Stanhope Way should be on dusk till dawn. Many residents are more elderly and living by themselves and are suffering anxiety and concerned with the levels of crime. He cited evidence from Kent Police that the majority of the neighbourhood watch group were 93% in favour of having the lights on all night (44 respondents). The Clerk confirmed that there were approx. 168 houses in the two roads and in total 14 streetlights. The member of the public confirmed that he didn't have a streetlight near him but felt the light cast was sufficient to prevent crime by sufficient lighting the houses

The Council debated the proposal with the concern that streetlighting on all night could potentially destroy the rural nature of the area. The Clerk confirmed there would be a cost of approximately £100 to change the photocell on each streetlight, plus additional energy costs for having the streetlights on all night. The Council resolved to make the change to the streetlights only on the proposed roads providing it is supported by the majority of the houses of Chesterfield Drive and Stanhope Way

Other members of the Public mentioned 2 areas where the streetlighting is poor – from Rivermere to the Parish Hall and from the George and Dragon to the Old Carriageway. The Council felt Parishioners generally are averse to having additional streetlighting and with it the increased urbanisation of the Parish and that the majority carry torches when the streetlights are out (after midnight) or use the lights on their mobile phones

179 Correspondence Received and General Issues

a Request for 2 extra grass cuts on Chipstead Common (£80 per cut)

The Council resolved the additional grass cuts as the rainfall this year has meant the grass has kept growing and the Council felt it was important to keep the Open Spaces looking as good as they can be

b Update on Dog waste bin for the Rec

SDC will provide a combined waste and litter bin at a cost of £350 and £150 to install. The Council resolved to order and install the bin

c Sailing Club Road

The Clerk had received a suggestion to make the parking bay between the barrel planer and the parking bays into a disabled parking spot. As this was unenforceable, although on the face of it a good idea the Council felt there was little benefit in installing it. Cllr Woodruff mentioned that the Viola bins from the pub seemed to be out in the road almost full time. She undertook to speak to the landlord to get it sorted out

180 General Information and proposals for Future Agenda Items

a December meeting and ongoing meetings

The Light Up a Life service will take place on Monday 6th December and the Parish Council meetings from now on will be on 2nd Monday of the Month

b War Memorial

As it is a few years since the War Memorial was refurbished, Cllr de Turberville requested the Clerk investigate whether it was time to give it a gentle clean. As it is a Grade I listed monument, permission would need to be sought from the War Memorials Trust.

c **Beautification of the Parish**

The Chairman expressed his desire to undertake some beautification of the Parish during next year, planters at road entrances on main roads (like Riverhead PC), restoration of the Hanns Stores sign in Chipstead, replacement of the Chipstead village sign. Cllr Woodruff mentioned there used to be a sign on Chipstead Green showing the birds and wildlife which could be seen on the lake. The Clerk will put on the agenda for the December meeting for the Council to resolve a budget, both for the initial spend and ongoing upkeep

181 Finance

Income Received and Cheques Payable

The payments for November were resolved and the Payments and Receipts for October reviewed

182 Planning Applications

a The planning application for 14 Woodfields was resolved with no objection

b Applications Granted or Refused

Reported by the Chairman and reviewed by the Council

The meeting closed at 21.10

Payments and Receipts for October

Opening balance	£88,558.26
29/10/2021 BANK GIRO CREDIT REF WELH FUNERAL, WELHAM JONES Miles 133	£517.50
18/10/2021 BANK GIRO CREDIT REF HMRC VTR, XWV126000106443	£1,970.10
01/10/2021 FASTER PAYMENTS RECEIPT REF.YOUNG FROM YOUNG JD&CA	£217.50
28/10/2021 VEOLIA ES UK LTD REF 04937801, MANDATE NO 0010	£50.40
27/10/2021 SOUTHERN ELECTRIC REF 910036741, MANDATE NO 0005	£152.97
12/10/2021 CHARGES FROM 2021-08-22 TO 2021-09-21	£7.50
08/10/2021 EDF ENERGY REF 673109647889, MANDATE NO 0009	£11.00
05/10/2021 SEVENOAKS DISTRICT COUNCIL REFERENCE 2069097	£414.00
05/10/2021 ADN PLANNING REFERENCE 1259005	£481.44
05/10/2021 DRM TREES REFERENCE CPC029	£660.00
05/10/2021 DRM TREES REFERENCE CPC03	£240.00
05/10/2021 SPECTULISE REFERENCE 8030	£280.00
05/10/2021 PROSPHERO LTD REFERENCE 8411	£183.75
05/10/2021 SEVENOAKS DISTRICT COUNCIL REFERENCE 2069050	£862.68
05/10/2021 HARDY ROOF SUPPLIES REFERENCE 45733	£944.64
05/10/2021 MDH HORTICULTURAL SERVICES REFERENCE 2329	£168.00
05/10/2021 J HAYTON REFERENCE TRANSFER	£7.42
05/10/2021 MDH HORTICULTURAL SERVICES REFERENCE 2327	£301.27
05/10/2021 J HAYTON REFERENCE TRANSFER	£1,043.00
05/10/2021 MDH HORTICULTURAL SERVICES REFERENCE 2328	£1,467.13
04/10/2021 GOCARDLESS REF KENTCABLES-77MEMBH, MANDATE NO 0008	£30.00
Closing balance	£83,958.16

Payments to be made in November

Santander Payments

885	MDH Horticultural Services	Monthly Open Spaces Maintenance	£1,222.61	£244.52	£1,467.13
886	J Hayton	Salary	£1,043.10		£1,043.10
887	MDH Horticultural Services	Monthly Gang Mowing	£251.06	£50.21	£301.27
888	J Hayton	Expenses - phone posts wreath	£152.00	£23.00	£175.00
889	JGC Sportsturf	Cricket square	£814.91	£162.98	£977.89
890	MDH Horticultural Services	Additional cuts on Rec	£480.00	£96.00	£576.00
891	MDH Horticultural Services	Strimming posts	£220.00	£44.00	£264.00
892	DRM Trees	Dead Ash trees Sailing Club Road	£200.00	£40.00	£240.00
893	DRM Trees	Dead Ash tree Recreation Ground	£350.00	£70.00	£420.00
894	DRM Trees	Tidy scrub Chipstead Common	£200.00	£40.00	£240.00
895	J V Geer & Sons	Replace thrmostat at Pavilion	£126.67	£25.33	£152.00

£5,856.39

Planning Applications for Consideration at the Meeting

21/03363/H OUSE	14 Woodfields Chipstead KENT TN13 2RA	Proposed single storey side and rear extensions	No objection	John B	
SDC Decisions on Previous Planning Applications					
21/02040/LB CALT	Chevening House Chevening Road Chevening KENT TN14 6HG	Proposed alterations to House Manager's Flat comprising forming new internal door opening. Take down modern external timber porch and replace	No objection	John B	Refused
21/02613/H OUSE	49 Chipstead Lane Sevenoaks KENT TN13 2AJ	Single storey glazed rear extension, removal of existing chimney, alterations to fenestration,, extend raised patio level and internal alterations.	No objection		Granted