

# CHEVENING PARISH COUNCIL

Judith Hayton - Clerk

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## Minutes of the Zoom Council Meeting of Chevening Parish Council, held at 7.30pm on Monday 7<sup>th</sup> December 2020

Present:	Mr N Williams	Chairman
	Mr J Branton	Vice-Chairman
	Ms R Burgess	Councillor
	Mr N Clark	Councillor
	Mr A de Turberville	Councillor
	Mr J Eastwood	Councillor
	Mr J Firmager	Councillor
	Mr J Jarrett	Councillor (from Item 188)
	Mrs L Weavers	Councillor
	Mrs J Hayton	Clerk
	Mr J London	SDC
	Members of the Public	3

### 187 **Resignation of Cllr Andy Clark.**

The Chairman expressed his regret at the loss of Cllr Clark as a Councillor and praised his hard work for the Parish. A thank you note for his efforts has been widely circulated. The Council resolved to removed Cllr Clark from the Bank mandates.

### 188 **Appointment of new Councillor.**

The co-option of Councillor Jason Jarrett was resolved unanimously

### 189 **Apologies and Absences**

There were no apologies for absence

### 190 **Declarations of interest or lobbying**

There were no declarations of interest or lobbying regarding items on this agenda.

### 191 **Minutes of Previous Meeting**

The minutes of the meeting on 2-11-20 (previously agreed by email) were resolved by the Council as a true record and duly signed by the Chairman

### 192 **Questions from the Public**

There were no specific questions from the public, two members of the Public were attending to lobby and give expertise on agenda item 198

### 193 **Open Spaces**

#### a **Open Space Inspection**

##### i) Bin at the Burial Ground

The Council debated the issue of litter and whether the attendees of the burial ground should be asked to take litter home or leave over by the hut if the bins are full. It was resolved to purchase 1 more bin and put up a polite notice requesting and any floral offerings needing to be disposed of when the bin s full are left on the pile by the hut.

##### ii) Soakaway at Playground

It was resolved to install a soakaway at the entrance to the playground

### 198 **Flood Risk.**

There are 3 outstanding areas of flood risk which the Flood Defence committee requested Parish Council support to progress as soon as possible

#### a) The Lagoon.

There is a man-made lagoon near the M25 which in winter 2013/4 had such a volume of water flowing from it that Chipstead was in danger of flooding. It was saved from flooding because a parishioner (Peter Williams) pushed scaffolding boards into the flowing water to reduce the diameter of the exit pipe from the lagoon as the water flowing from the lagoon was inches away from flooding houses in Chevening Road. Identifying ownership of the land has been a historical problem but Chevening Estate purchased the land earlier in 2020. The Darent Valley Landscape Partnership Scheme are now involved and they have consultants designing a

scheme for both increasing the size of the lagoon and resolving the flooding issue. They have an EU grant for the piece of work and we understand the money must be spent by June 2021 which they say is a tight timescale to complete the work. The Flood Defence Committee is very concerned that if there is exceptional rainfall and those scaffolding boards (which have been holding back water for 7 years) fail, it will be catastrophic for the residents of Chevening Road.

Peter Williams agreed to speak to George Back to seek permission to replace the scaffolding boards to strengthen the “temporary Solution and report back to the Council to arrange. The Chairman and Clerk will contact Nick Chard to ask his help in expediting the permanent solution

b) **River Darent.**

There are several arms of the River Darent running to the south of the allotments. These are cleared on a 80% basis by the Environment Agency every year. It is the riparian responsibility of Chevening Estates to do more than this as the River gets narrower with weeds and roots each year. In 2019 Chevening Estates did an excellent job with heavy equipment in clearing and restoring the width of the northern arm of the Darent. They promised to clear the other, the southern, arm of the river during 2020. Unfortunately, they have now told us that they will not be clearing it this year. It is important that Chevening estates clear the southern arm before the flood waters this winter.

The Chairman and Clerk will contact George Back to try to get this done as soon as possible

c) **Lay-by opposite Rivermere Care Home Westerham Road.**

The layby opposite Rivermere floods regularly with excess rainwater and silt. The main problem stems from the fact that the drain runs into a chamber in the field next to the road. When the field was used in the construction of Rivermere (then Sunrise) there was a pipe from the chamber to the drainage ditch next to the A21. The pipe was removed to accommodate the construction materials but was never re-instated. The drainage ditch itself is now overgrown and may also need some excavating. It is also not helped by blocked drains on the A25 from which the water then flows down to that drain, making the problem even worse. The Chairman and Clerk will contact Nick Chard to ask his help in getting this situation finally resolved

199 **Roles and responsibilities of the Council.**

The proposed roles and responsibilities of Chairman, Clerk and Council were resolved and will be published on Council website

200 **Rental payments for the Football Clubs**

The Clerk presented a proposal that the Football Clubs (Chipstead FC and Amherst) are waived their rental for the 2020-21 season. The clubs paid full rental for the 2019-20 season when they were unable to play from January (wet weather then lockdown). Cllr Burgess asked whether put the Cricketers at a financial disadvantage. The Clerk confirmed the Cricketers had paid no rental for this season. The proposal is the Chipstead FC are still charged the utility costs for the Pavilion and Football Hut as they are the only people using those facilities. The proposal was unanimously resolved by the Council.

201 **Hydro Electric Scheme** The former Chairman applied for a grant for the Hydro product feasibility study. This was unfortunately was turned down as only one company responded to the tender (3 are required). The grant providers have provided alternative companies who may be able to respond. The company who have quoted have asked for over £28k to complete the feasibility. The Council resolved the grant should be applied for again and providing 100% of the cost is covered by the grant the feasibility should be set in motion

202 **Fly tipping up Cold Arbor Road**

The issue of fly tipping up Cold Arbor Road is in the hands of the Environment Agency and the SDC Environmental team. No further action is required by the Council

203 **Changes to the Planning Development Management Process**

The Clerk talked through the slides concerning “permitted development” sent by SDC. Fundamentally, developments will not require planning permission if the proposal is a single storey of residential use, either on top of an existing house/block of flats or on top of

commercial buildings. These will not be subject to planning permission but will appear on the weekly list

204 **Draft Budget for 2021-2**

Cllr Eastwood presented the draft budget for 2021-2 which calculates a precept for the year unchanged from 2020-21 at £65k. The budget will be formally signed off in January as SDC need to be advised of precept by end January. The Chairman thanked Cllr Eastwood for his hard work and diligence in putting the numbers together

205 **Chevening Parkland**

The Clerk advise the Estate hope to have the planning application submitted within the next few weeks. The Council debated whether it was a good use of resources to pursue the Consultants and obtain their initial findings. The Council felt this was a sensible approach to confirm any claims of noise pollution are valid. The Clerk suggested that when it comes to the planning application, the Council could also request SDC that the undertakings made as part of the planning application are conditions of the application continuing. The Council resolved to spend the minimum consultancy cost of £3500 for an initial advice note by 8 votes with 1 abstention

206 **Correspondence Received and General Issues**

a **Request for a donation**

The Council debated a request for a donation from West Kent Mediation. The Council normally contributes £100 annually to 4 charities, Sevenoaks Volunteer Transport, CAB, Air Ambulance and the Samaritans, The Council felt that given the exceptional nature of this year a one off donation of £200 to West Kent Mediation would be appropriate

b **Possible grant of £200 towards defibrillators**

The area in the Parish which has no defibrillator coverage is Bessels Green. The closure of the Kings Head may present problems in siting the cabinet but the Council instructed the Clerk to see if the grants are still available and to apply for one.

c **Request for PC to do something about the parking at the start of Chevening Road** A request has been received for parking restrictions at the beginning of Chevening Road Chipstead (near the square). The Clerk has advised the company concerned that a petition need to be organised and the Council will take no action until the petition is received.

d **Chipstead Common**

Chipstead FC have had to purchase new goal posts for Chipstead Common. The previous posts had a crossbar which went into 2 sections – these are no longer available. The cross bar is 21' long and therefore doesn't fit into the football hut. The Clerk confirmed there were no issues as far as MDH or Amherst were concerned, but she had said that the post may need to be removed for the Riverhead Carnival. Cllr Jarrett advised he believed to post would be stored in the containers at Chipstead Rec during the summer. The Council resolved to allow the posts to remain for the football season but reserved the right to revisit the decision should there be valid complaints from neighbours

e **Sailing Club Road**

There has been increasing amounts of tree debris deposited in Sailing Club Road which is an eyesore and is of no use to use for covering the paths in the winter. It was resolved to hire a skip to clear the debris (and at the same time clear the rubbish from the area cleared at Chipstead Common). The Clerk will get a couple of battery operated cctv for the area. Cllr Clark suggested those with a solar power pack to recharge the battery. Notices will be posted in the area and messages on Next Door and Facebook advising that depositing garden waste there is not permitted and only our designated tree surgeon should deposit chippings there

f **Light up a Life**

The Light up a Life services generated £108.50 in donations to the Hospice. The Clerk requested that in future years the ceremony should take place on a different day to the Parish Council meeting as it precludes Councillors from mixing with Parishioners after the service as they have to immediately leave for the meeting. This was unanimously welcomed by the Council

212 **General Information and proposals for Future Agenda Items**

a Neighbours wishing to trim tree at electrical substation next to Chipstead Green. The tree is on a piece of "no mans land" between Chipstead Green and Hedgerows. The Council can see no reason to object to the removal of the tree.

- b Baptist Church are holding a ticket only Carol Service on Bessels Green on 20<sup>th</sup> December. The Church are hiring a stage and will mark out 2m boxes on the green to facilitate social distancing.

215 **Finance**

**Income Received and Cheques Payable**

the payments for December were resolved and the Payments and Receipts for November reviewed

217 **Planning Applications**

**Applications Granted or Refused**

These were previously circulated for information

**The meeting closed at 22.00**

## Payments and Receipts for November

	Opening Balance	£51,417.10
21/11/2020	CHEQUE PAID IN AT SEVENOAKS HS	£110.00
18/11/2020	BILL PAYMENT FROM KENT CABLES LIMITED, REFERENCE KENT CABLES REFUND	£63.36
25/11/2020	DIRECT DEBIT PAYMENT TO SOUTHERN ELECTRIC REF 910036741, MANDATE NO 0005	£473.33
16/11/2020	DIRECT DEBIT PAYMENT TO GOCARDLESS REF KENTCABLES-77MEMBH, MANDATE NO 0008	£31.68
16/11/2020	DIRECT DEBIT PAYMENT TO GOCARDLESS REF KENTCABLES-77MEMBH, MANDATE NO 0008	£31.68
06/11/2020	CHARGES FROM 2020-09-22 TO 2020-10-21	£7.50
03/11/2020	TRANSFER VIA FASTER PAYMENT TO PAVILION MANAGEMENT COMMITTEE REFERENCE WATER BILL	£292.53
03/11/2020	TRANSFER VIA FASTER PAYMENT TO STREETLIGHTS REFERENCE 11681	£751.27
03/11/2020	TRANSFER VIA FASTER PAYMENT TO MDH HORTICULTURAL SERVICES REFERENCE 2070	£576.00
03/11/2020	TRANSFER VIA FASTER PAYMENT TO J HAYTON REFERENCE TRANSFER	£393.48
03/11/2020	TRANSFER VIA FASTER PAYMENT TO MDH HORTICULTURAL SERVICES REFERENCE 2068	£298.28
03/11/2020	TRANSFER VIA FASTER PAYMENT TO J HAYTON REFERENCE TRANSFER	£1,085.70
03/11/2020	TRANSFER VIA FASTER PAYMENT TO HMRC REFERENCE 577PV00161414	£230.87
03/11/2020	TRANSFER VIA FASTER PAYMENT TO MDH HORTICULTURAL SERVICES REFERENCE 2069	£1,452.60
03/11/2020	TRANSFER VIA FASTER PAYMENT TO CHEVENING PC REFERENCE CIL	£6,701.24
	Closing balance	£39,264.30

## Payments to be made in December

Cheque No	Payee	Reason	Net	VAT	Total
200537	Chevening PC	UKPN charges for replacing streetlights			£4,771.80
Santander Payments					
727	MDH Horticultural Services	Monthly Open Spaces Maintenance	£1,210.50	£242.10	£1,452.60
728	HMRC	Tax & NI	£375.34		£375.34
729	J Hayton	Salary	£1,085.90		£1,085.90
730	MDH Horticultural Services	Monthly Gang Mowing	£248.57	£49.71	£298.28
731	J Hayton	Expenses Mobile phone	£227.67		£227.67
732	Chipstead Sailing Club	Security Refund	£233.67		£233.67
733	Sevenoaks Tri Swim	Security Refund	£231.26		£231.26
734	DRM Trees	Clearing scrub at Chipstead Common	£900.00		£900.00
735	VC Handyman	pothole repairs Sailing Club Road	£80.00		£80.00
736	NSARDA	Donation	£100.00		£100.00
737	PSR Lighting	Payment for UKPN for replacing columns	£4,771.80	£954.36	£5,726.16
738	Oliver Hoad	Various repairs, posts doors gates	£207.25		£207.25
739	MDH Horticultural Services	Spraying knotweed at Chesterfield Drive	£50.00	£10.00	£60.00
740	Streetlights	Repairing 3 lights	£293.25	£58.65	£351.90
741	DRM Trees	Removal of dangerous branch from Rec	£40.00		£40.00

Signed as a true record

4<sup>th</sup> January 2021

<b>SDC Decisions on Previous Planning Applications</b>					
20/02516/HOUSE	69 Chevening Road Chipstead KENT TN13 2RZ	Demolition of existing extension/conservatory and replace with a brick extension. Addition of a dormer to an existing loft conversion. Removal of a chimney breast.	No objection	Robbie	<b>Granted</b>
20/02514/HOUSE	The Gate House 32 Woodfields Chipstead KENT TN13 2RB	Front double storey extension, rear single storey extension with roof lights, landscaping, new steps at the rear and alterations to fenestration.	No objection	Andy	<b>Granted</b>
20/02540/HOUSE	Hillview Cottage Main Road Sundridge KENT TN14 6ED	Single storey side extension	We are unable to make any recommendation on this proposal until the legal dispute over access is settled	Jamie	<b>Refused</b>