

Minutes of the Environment Committee on Monday 20 April 2015 at Beechen Hall, Wildfell Close, Walderslade commencing at 7.30 pm.

Councillors present: Mrs W Hinder (Chairman), Mrs P Brooks, Mr Ivor Davies, Mr P Dengate, Mr B Hinder, Mr M Hinchliffe, Mr A Springate and together with the Clerk & Assistant Clerk

1. Apologies and absences

Cllrs Dennis Hollands (family commitment) and Maureen Waller (holiday).

2. Declaration of Interests, dispensations, predetermination or Lobbying

All councillors were lobbied on item 8.4 and Cllr Dengate was lobbied on 8.7.

3. Minutes of the Meetings of 9th March 2015

The minutes were **agreed** and **signed** as a correct record.

Items 8.1 and 8.2 were taken at this point to enable the clerk to answer any questions councillors may have.

4. Matters Arising From Minutes

4.1 Minute 2732/4.1 Boxley Warren gate. Work is now planned for July 2015. **Noted.**

4.2 Minute 27232/4.2 Pilgrims Way/Lidsing Road junction. Work is now planned for July 2015. **Noted.**

4.3 Minute 2732/4.5 No motorcycle signs Beechen Bank Rd/Cossington Road entrance. Walderslade Woodlands Group does not wish to see signs erected as it is felt that these would advertise the existence of the path. **Noted.**

4.4 Any other matters arising from the minutes not on the agenda. None.

There were no members of the public present.

5. Planning Applications and Appeals for Consideration

15/502433/FULL. Demolition of conservatory and store, erection of single storey rear extension with the insertion of roof lantern. Conversion of roof space to include roof extension with insertion of roof lights, new dormer and changes to fenestration at Wilmarie Chatham Road Sandling Kent ME14 3AY. *Do not wish to object.*

15/502437/FULL. Demolition of conservatory and store, erection of single storey rear extension. Conversion of roof space to include roof extension with alterations to roof lights and new dormer at Northdown Chatham Road Sandling Kent ME14 3AY. *Do not wish to object.*

15/502371/TPO. TPO application to remove one limb of 1 tree of unknown species at Edelweiss Boxley Road Walderslade Kent ME5 9JG. *Defer to the views of the Landscape Officer.*

15/502550/FULL. Removal of Condition 07 (details of no-dig permeable surfacing within the root protection areas of retained trees) of planning permission MA/13/1712 at Court Lodge Farm, The Street Boxley Kent ME14 3DX. Wished to see refused but not referred to the planning committee as there was insufficient reasoning for the removal of the condition. If the officer was minded to approve it should be deferred to the landscape officer.

15/502550/FULL. Removal of Condition 09 (existing buildings within the site to be removed) of planning permission MA/13/1712 at Court Lodge Farm, The Street, Boxley Kent ME14 3DX. Wish to see refused but not reported to the planning committee for the reason set out below:

- To prevent overdevelopment of the site which is set within the AONB and to safeguard the character and appearance of the surrounding area. As nothing

has changed in this respect since the condition was imposed, there appears to be no good material reason to have it removed.

14/505095/TPO. TPO application to crown reduce and reduce height by 50% of 3 no. Ash trees and 1 no. Conifer at Ambleside 4 Greenways Weaving Kent ME14 5JU. *Defer to the views of the Landscape officer.*

15/500277/TPO. Tree Preservation Order - Fell x 1 Conifer and Fell x 1 Ash at 6 Gean Close Boxley Kent ME5 9DB. *Do not wish to object and defer to the views of the Landscape Officer; however members had concerns over felling a healthy Ash tree, particularly as there is a call to preserve them in Kent.*

15/502399/FULL. Erection of a two storey rear extension at Primrose House Weaving Street Weaving Kent ME14 5JR. *Do not wish to object, however members had concerns over the close proximity to the boundary, the extension will have and the potential overdevelopment of the site/plot.*

15/502728/TNOT56. Replace existing 15m phase 1 monopole with 14.7m phase 4 monopole with 1 No. additional cabinet at Replace existing 15m phase 1 monopole with 14.7m phase 4 monopole with 1 No. additional cabinet. *Do not wish to object and would welcome the colour of the pole to be fir green.*

6. Planning Decisions, Appeals and Appeals Decisions

None.

7. Volunteer Groups

7.1 **Received** and **noted** the following report from Rob Burrows (Chairman) of WWG

We are planning to apply for funding through Awards for All (A4A), which is National Lottery based. This is to enable us to pay for our second store.

At our last quarterly meeting, we agreed to amend our Constitution in the area of actions on dissolution of the group.

I have been getting lots of people highlighting the fact that motor bikes and quads had been seen in the Coalbottom area. This being the case, our Task Day was spent tidying the general area, and blocking the circuit that has been made by their illegal activities. There had also been a certain amount of fly tipping at the entrance to the woods from Woodlands, which was tidied. All this work was done with great care and an eye to minimising the impact on the bluebells in the area. A very large branch of an oak was hanging dangerously, over a path. This was made safe.

Please see the pictures of our works on our Facebook page.

7.2 Friends of Boxley Warren Chairman, Bob Hinder gave a verbal update that the group would be meeting on Wednesday 28 April, he confirmed that there weren't task days scheduled for the Warren in the near future but it is hoped that work will start at Dovehill Woods. The group are planning to man a stand at Beechen Hall during Election Day on 7th May.

8. Highways and Byways

8.1 HGV parking on residential roads. Members received the Clerk's report and after a lengthy discussion **agreed** on the following actions

- A letter to KALC (Maidstone branch) requesting an agenda item for their 29 April meeting, with a cc to KALC (Kent). **Action office and Councillors to attend.**
- A letter to KALC (Kent) asking for an update on the meeting planned for 30 April, 2015. **Action office.**
- Draft petition to be circulated to all members of the environment committee so that comments and views can be received in time for the petition to be included on the agenda, for approval at the next environment meeting. **Action Clerk and all committee members.**

- Press release and open letter to be amended and resubmitted to the Chairman of the Parish Council and the Environment Committee for comments. **Action Clerk and Chairmen.**
- Twin tracking a 10 Downing Street petition and individual petitioning of MP's at Parliament to be considered.

Cllr's Dengate and Hinchliffe stressed the need for quick action. Members agreed that once the new parliament was elected and in place any Kent MP in a position to really push this issue would need to be identified and targeted.

- 8.2 Footpath between Wildfell Close and Boxley Road. After consideration of the resident's request for the footpath to be cleared and baited to eradicate vermin, members asked for clarification on the legal and financial implications. It was noted that the previous owner, a private development company, has gone into administration and so the cost of clearance and baiting would have to be met from the public purse. Therefore, the expenditure against commensurate gain policy was considered. In view of the information supplied to members and the policy, which states 'expenditure must be commensurate with gain' **members decided not to take any further action.**
- 8.3 Equine crossing Dunn Street **Ratified** the Clerks decision after consulting with members of the committee to agree to the installation of an Equine crossing in Dunn Street. However, members **agreed not to contribute to the project** as expenditure was not commensurate with gain.
- 8.4 Parking at St Michael's Close. Members **received** the Clerk's report and the company's letter and members **agreed** for the Clerk to write a letter on behalf of the Parish Council supporting the company's request for a safe crossing for its staff between its buildings. It was also **agreed** that the Company is reminded that they can approach County Councillor Paul Carter as their Ward Councillor to gain his support and possibly a financial contribution. **Action office.**
- 8.5 Dropped kerb at Sandling Lane, Sandling (near Running Horse PH). **Received and noted** the Clerk's report. Members **agreed** in principle that they were happy with the proposed works however, they would like to request warning signs for motorists for safety reasons as this is a busy road and the crossing has been sited close to a bend. **Action office.**
- 8.6 Westfield Sole Road – not suitable for HGV signs. Members **received** the Clerk's report that an email had been received from KCC H,T&W to confirm the signs had been installed by their contractor on 16 April. However upon checking on 20 April it appears this is not the case and the officer has been notified. **Action KCC H,T&W.**
- 8.7 Parking Charges at the Cobtree Manor Park, Car Park. Member **received** MBC's proposed order of charges and made the following comments;
- Concerns that this is encouraging commuters to park.
 - Make the first hour for dog walkers, mums with children using the playground free. Then make the additional charges in line with the proposed charges at Mote Park.
 - Need clarification on charges for vehicles over 1ton in weight i.e. some 4x4's and SUV's fall into this category.
 - There were concerns also that this might also encourage vehicles to park on the roadside.

Action office.

9 **Policy and procedures review**

Sale of public land by Kent County Council. Members **received** the policy and **agreed** no change; they also **agreed** that the environment committee should make a recommendation to the Parish Council as is the status quo.

10. **MBC Local Plan**

Received and **noted** an update on MBC Call for sites – for Gypsy and Traveller use.

11. **Street Maintenance**

Members **received** the Clerk's report on installing an apron/hard standing at the noticeboard in Boxley Road making it easier for residents to view the noticeboard and for staff to replenish it. **Members** unanimously agreed to support the idea and for the office to gain costings for the committee to consider. **Action office.**

12. **Matters for Information**

There were none.

13. **Next Meeting**

Next full environment meeting 18 May 2015 at Beechen Hall commencing at 7.30 p.m.
Items for the agenda must be with the parish office no later than 12 May 2015.

14. **Enforcement and Section 106 updates from MBC**

To consider, if any received, confidential updates. A complaint had been received about the change of use to amenity land at Grove Green.

Members **received** the Clerk's report and have requested clarification from MBC as to who is cultivating the strip of land? **Action office.**

Meeting closed at 9.33pm.

Signed as a correct record of the proceedings.

Chairman Date