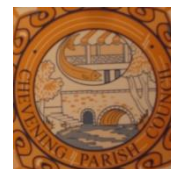


CHEVENING PARISH COUNCIL

Minutes of the Meeting of Chevening Parish Council, held at 7.30pm on Monday 12th September 2016 at the Recreation Ground Pavilion, Chevening Road, Chipstead TN13 2SA



Present:	Mr A Clark	Chairman
	Mr J Branton	Vice Chairman
	Mrs T Dalton	Councillor
	Mr A de Turberville	Councillor
	Mr H Dilley	Councillor
	Mrs B Ide	Councillor
	Mr R Surrey	Councillor
In Attendance:	Mrs J Hayton	Clerk
	Mr J London	Sevenoaks District Council
	Members of the Public	3
Apologies	Mr J Eastwood	
	Mrs L Weavers	

- Action**
96. **Apologies and Absences** – Cllr Eastwood & Cllr Weavers
97. **Declarations of interest or lobbying** – None
98. **Minutes of Previous Meeting** – The minutes were resolved unanimously and signed by the Chairman
99. **Questions from the Public** – None
100. **Open Spaces**
- a) **Open Spaces Inspection** – Nothing to report
- b) **Playground Inspection** – It was agreed that a working party would arrange to lay more paving slabs at the entry to the playground, comprising Chairman, Cllr de Turberville and Cllr Dilley. The RoSPA inspection also raised a potential manufacturing issue with the Multiplay equipment,. The suppliers have confirmed this issue has not been raised by any other inspections which have raised this. The resident whose child broke their arm has once again contacted the Clerk. It was resolved to write to reassure of the Council’s support for the playground. **Clerk**
- c) **Chipstead Common trees** – The Council agreed it was an issue for the impacted houses, however it is a considerable expense and the surrounding houses do not contribute to our precept. A petition confirming what is required, signed by 75% of impacted neighbours (all of Barnfield Road plus houses on Chipstead Lane (all Riverhead PC)) and detailing what financial contribution the neighbours would be willing to make required before the next meeting **Clerk**
- d) **Sailing Club Road** – the issues concerning Sailing Club Road were deferred to the next meeting
- e) **Recreation Ground and Pavilion**
- a. **Football Club** – The Football Club explained their current position and their concerns regarding costs. The numbers were debated and it was agreed that the Club would give further detail and a firm proposal for the next meeting.
- b. **Pavilion Management** – the principle of using rental income to reimburse utilities payments to the Clubs was resolved, subject to the changes in charging not impacting on the agreements in place which guaranteed the loans for the Pavilion
- c. **Amblers** – the Council resolved to allow the Cricketers to repay major expenditure on the ground maintenance over a 3 or 5 year timescale
- f) **Request to replace dog bin in Chesterfield Drive** It was resolved to buy a new bin **Clerk**

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- g) **Request to fence off the access to the green space in Chesterfield Drive adjacent to the Lake.** Costs need to be obtained and it also needs to be confirmed it will not be an issue for cutting the grass **Clerk**
- 101. Highway Matters**
- a) **Highways spreadsheet** The issue of Sunrise parking has been raised again. Chairmen to write to Sunrise to raise the issue of their undertaking to bus their staff in as part of allowing the planning which is not happening **Chairman**
- 102. Website** – it was resolved to use Spectulise to host our website **Clerk**
- 103. Chipstead Lake**
- a) **Footpath on North Bank of Lake** – the matter is now with Mr Deschauer. 2017 opens a new window to again register the Lake as a community asset
- b) **Holmesdale Anglers** – the anglers are at an impasse with residents of Riverhead PC concerning the right to fish from the shoreline at Lakeview Place
- 104. Sandbags** – Sandbags for the village will be stored in the outside store of the Pavilion
- 105. Correspondence Received and General Issues**
- a) **Grants Policy** Cllr Ide to draft a statement encouraging local people to apply. **Cllr Ide**
- b) **Dragon Boat Festival** – the Council resolved to review it’s support of the festival at the May Council meeting **Clerk**
- c) **Dates for meetings for 2017** – the dates were resolved for 2017
- 106. General Information and proposals for Future Agenda Items**
- a) **The Old Post Office Chipstead.** The Council approved the temporary removal and reinstatement of the notice board and bench which repair work takes place
- 107. Finance**
- a) Income Received and Cheques Payable for July and August – Resolved – Appendix 1
- b) Council members were invited to email comments on the proposed change to Financial Regulations to allow the Clerk & Chairman to make payments up to an agreed limit which are required before the next Parish Council meeting takes place
- 108. Planning Applications**
- a) Applications Granted or Refused, and Notices received - Appendix 2
- b) Appeals and Applications for Consideration by the Council – Appendix 2

Payments and Receipts – August 2016

Opening Balance			
Payments			£74,728.92
04-08-2016	Santander	£7.50	
04-08-2016	E.ON	£355.68	
04-08-2016	MDH Horticultural Contractors	£1,311.07	
04-08-2016	HMRC	£147.97	
04-08-2016	Judith Hayton	£1,038.52	
04-08-2016	MDH Horticultural Contractors	£309.00	
04-08-2016	Judith Hayton	£5.08	
04-08-2016	Streetlights	£686.26	
04-08-2016	Streetlights	£96.60	
04-08-2016	Playsafety Limited	£79.80	
Receipts			
05-08-2016	W Hodges	£100.00	
22-08-2016	Interest Received	£13.60	
Closing Balance			£70,805.04

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Cheques and Payments to Santander to be ratified September 2016

Cheque No	Payee	Reason	Net	VAT	Total
		Santander Payments			£0.00
80	MDH Horticultural	Monthly Maintenance	£1,092.56	£218.51	£1,311.07
81	HMRC	J Hayton Tax & NI	£147.97		£147.97
82	J Hayton	Monthly Salary & Expenses	£1,039.52		£1,039.52
83	MDH Horticultural	Gang mowing	£257.50	£51.50	£309.00
84	J Hayton	Expenses	£529.22	£104.83	£634.05
85	M Ryan	Attendance at Green Belt Conference	£106.00		£106.00
		Domain name			
86	HCI Data	"clerk@cheveningparishcouncil.gov.uk"	£69.80	£13.96	£83.76
87	Play place	Family Fun Day activities	£612.21		£612.21
88	VC Handyman	Replacement post at Chipstead Common	£50.00		£50.00
89	SLCC	Annual Subscription	£149.00		£149.00
90	Sevenoaks District Council	New waste bin – Chipstead Common	£233.00	£46.60	£279.60
			£4,286.78	£435.40	£4,722.18

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Cheques and Payments to Santander to be ratified August 2016

Cheque No	Payee	Reason	Net	VAT	Total
		Santander Payments			
72	MDH Horticultural	Monthly Maintenance	£1,092.56	218.51	£1,311.07
73	HMRC	J Hayton Tax & NI	£147.97		£147.97
74	J Hayton	Monthly Salary & Expenses	£1,038.52		£1,038.52
75	MDH Horticultural	Gang mowing	£257.50	£51.50	£309.00
76	J Hayton	Expenses	£5.08		£5.08
77	Streetlights	Q2 Maintenance Contract	£571.88	£114.38	£686.26
78	Streetlights	Lighting repairs	£80.50	£16.10	£96.60
79	Playsafety	RoSPA Playground Inspection	£66.50	£13.30	£79.80
					£0.00
					£0.00

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Reference	Site	Development	Date Recv'd	Date Due	PC Decision	Clr
SE/16/00841/FUL	Dunbrik Waste Transfer Station, 2 Main Road, Sundridge TN14 6EP	Proposed change of use of land to a car park and the associated provision of hardstanding	26-08-16	15-09-16	Support - Vehicles are often parked in the access road to Dunbrik causing congestion - probably refuse disposal operatives (dustmen) who have nowhere else to park. There is no impact on the residences on the main road which have long gardens higher than the proposed site which is screened by a substantial fence. The land is currently unused and making it into a car park should be to the general good.	Allan
SE/16/02461/FUL	Froghole Farm, Chevening Road Chipstead Kent TN13 2SA	Demolition of existing commercial buildings, construction of two new detached homes and implementation and ecology enhancements	06-09-16	23-09-16	No objection providing the following concerns are addressed:- There is a boundary dispute with one neighbour It is not clear from the plans if the development is less than 1m from the boundary There is concern about flooding and proper soakaways must be installed The storm water stream (the Chevening stream) overflows it's banks in heavy rain and floods the gardens at 101-109 Chevening Road. The flooding is particularly severe at 101. Any water run offs from the development should therefore be diverted AWAY from the storm water stream.	Trish

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SDC Decisions on Previous Applications							
Reference	Site	Development	Date Recv'd	Date Due	PC Decision	Clr	SDC Decision
SE/16/00870/HO USE	26 Witches Lane Riverhead TN132AX	Change of hip end to facilitate the creation of habitable space. Extend roof and remove chimney	28-05-16	16-06-16	No comment	Lela	Withdrawn
SE/16/01609/CON VAR	1 Larkfield Road Bessels Green TN13 2QH	Erection of a part double/part single rear rear extension and charges to front elevation and fenestration. Amendment to external finish from pebble dash to smooth render finish		27-06-16	No comment	Andy	Granted
SE/16/01583/HO USE	14 Witches Lane Riverhead TN13 2AU	The erection of a single storey rear extension with roof lantern, loft conversion with crown/table top dormer to rear elevation and 3 No Velux windows to front elevation	06-04-16	27-06-16	No comment	Andy	Granted

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Se/16/01414 FUL	43-44 Bullfinch Close Sevenoaks TN13 2BB	Demolition of two pair of two storey semi-detached dwellings with associated buildings; erection of pair of two storey plus roof accommodation detached dwellings, parking and associated works	15-06-16	04-07-16	Support - It is a joint application by the two owners. The pair of semis are original council stock of breeze block type construction and look pretty awful. Several of these in the road have already been demolished and rebuilt. Both dwellings will have considerably increased floor space but this is largely due to habitable space being made in the roof space and rear extensions. The height of the new houses remains as existing. We do have a little concern in that there are no garages but one has off road parking for two cars, the other just one. I'm not sure if this is in accordance with parking standards. If this meets parking standards we support as the street scene will be enhanced	Barbara	Granted
SE/16/01780/HO USE	10 Chipstead Park Sevenoaks TN13 2SN	Demolition of existing garage and shed, to allow the erection of garage with pitched roof. External alterations including external cladding, re rendering replacement of roof tiles, changes to roof elements and addition of roof lights. Various internal and fenestration alterations	23-06-16	12-07-16	No comment The neighbour next to the building work is happy & the overall footprint is unchanged. The owners are improving the property to live in in the long term. There is no adverse impact on the street scene and the investment in the building work gives a more viable and better looking property. Council voted 3 support 4 No comment	Allan	Granted

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SE/16/01941/HO USE	12 Sandilands Sevenoaks TN13 2SP	Removal of chimney. To demolish rear extension, conservatory and front porch and erection of a porch, side and rear extensions with accommodation in the roof with dormer windows. Addition of two rooflights to the front and one to the side. Erection of a rear raised patio with privacy screen and steps to the garden level.	29-07-16		No comment	John E	Granted
Se/16/02031/HO USE	56 Chevening Road Chipstead TN13 2SA	Erection of conservatory to rear of existing dwelling; erection of replacement outbuilding in rear garden; associated works.	16-07-16	05-08-16	No Comment	Howard	Granted
SE/16/02028/FUL	1 Morants Court Morants Court Road Dunton Green TN14 6HD	Replace kitchen windows. Replace french windows to rear balcony	19-07-16	08-08-16	Support - This application is to replace French Windows, that are wood-framed and leaking, and to replace kitchen windows to be more efficiently situated.	John B	Refused
SE/16/02037/HO USE	170 Chesterfield Drive Riverhead TN13 2EH	Convert the garage to living accommodation, erect a first floor side/roof extension, alterations to fenestration and additional parking space to the front of the property	15-07-16	03-08-16	No comment	Lela	Granted

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