



ULCOMBE PARISH COUNCIL

Minutes of the Meeting held on Thursday 21st January 2021 at 7.15 pm

This meeting was held via Zoom under The Local Authorities (Coronavirus) (Flexibility of Local Authority Meetings) (England) Regulations 2020 in force to allow local authorities to conduct meetings remotely.

Present: Cllrs F Kenward (Chairman); R Robinson; M Lovegrove; I Moir; P Titchener; M Lingwood; B Stacey
Also present: I Bowie (Clerk)

PRIOR TO THE START OF THE MEETING:

*To discuss, for a maximum of fifteen minutes, questions received by email from members of the public.
The minute book will be closed.*

1. Apologies, Declarations of Interest and Dispensations:

- 1.1 Apologies for absence received and confirmed by the Council Members who cannot attend a meeting shall tender their apologies to the Parish Clerk prior to the meetings, under Section 85(1) of the Local Government Act 1972, the members present must decide whether the reason(s) for a member's absence shall be accepted. There were none
- 1.2 **Declaration of Changes to the Register of Interests.** There were none
- 1.3 **To receive Declarations of Interest in respect of matters contained in this agenda. In accordance with the provisions of the Localism Act 2011 in respect of members and in accordance with the provisions of the Local Government Act 1972 in respect of officers.** Cllr Titchener declared a non-pecuniary interest in agenda item 10.1.1
- 1.4 **Requests for Dispensations.** There were none.
- 1.5 **Declarations of Lobbying.** There were none.

2. Consideration of items to be taken in private (Exclusion of Public and Press):

In accordance with Section 1(2) of the Public Bodies (Admission to meetings) Act 1960, the public and press be excluded from the meeting by the reason of its confidential nature. There were none

3. Minutes of the Parish Council Meeting 17th December 2021:

Cllr Titchener proposed that agenda items 10.3 and 14.4 were not listed as confidential on the agenda and should not have been considered as confidential. Cllrs voted 4:1 against therefore the proposal fell (Cllr Moir, who was not in attendance at the December meeting did not vote)

It was RESOLVED that the minutes of the Parish Council Meeting held on the 17th December 202 were confirmed as a correct record and signed by the Chairman, subject to the following amendment 10:3 would read ' a resident'.

5. Matters arising from the minutes not included in other agenda items:

5.1 New Website : The Clerk gave an update that this was progressing.

5.2 Parish Council PO Box

It was RESOLVED that the Clerk would set up a Royal Mail PO Box at a cost of £360 per annum paid by direct debit.

6. Finance:

- 6.1 To note receipts of Income: There were none
- 6.2 The Council RESOLVED for the accounts listed on the schedule to be paid
- 6.3 The bank reconciliation was presented and agreed.
- 6.4 To confirm the budget requirement and the setting of the precept for 2021/22:
It was RESOLVED by majority to accept the budget requirement for 2021/22 of £26,808.33 . It was

RESOLVED to set the precept for 2021/22 at £23,606.04 representing a £423.96 decrease and that the band D rate of £ 59.96 would not be increased.

7. Parish Council:

7.1 To adopt The Parish Council Email Policy: It was RESOLVED to adopt the Email Policy

8. Highways:

8.1 To consider the Highways Improvement Plan: It was AGREED that the Clerk would arrange a Zoom meeting with KCC Highways to discuss the HIP. It was AGREED that Cllr's Kenward, Lingwood and Titchener would attend the meeting.

8.2 To receive the parish portal report: Received and noted

8.3 To consider any other Highways matters: Cllr Moir raised concerns regarding the condition of the edges of the carriageway at Ulcombe Hill. It was AGREED that this would be added to the HIP for discussion with KCC Highways.

The issue of potholes was raised. The Clerk reiterated that potholes should be reported via the KCC Highways portal.

9. To receive reports from:

9.1 Chairman Ulcombe Parish Council

Cllr Kenward

9.2 District Councillor

MBC Cllr Chappell-Tay

9.3 Kent County Councillor

Appendix A KCC Cllr Prendergast

9.4 Footpath Warden Report

R. Banham

9.5 Police and Crime Report

PCSO Boyd

It was reported that in the last month there had been incidents of poaching and three poachers had been arrested. A road traffic accident at Pye Corner and also a car fire on Ulcombe Hill.

9.6 Community Warden Report

D Riach-Brown

9.7 KALC

Cllr Titchener

Cllr Titchener reported that Maidstone KALC were requesting that MBC write to parishes regarding the validity of Neighbourhood Plans in the event of strategic changes from Government.

10. Planning:

10.1 To receive an update on any outstanding planning applications and results: To consider the following applications

10.1.1 20/506157/FULL The Land At The Old Apple Store Pye Corner Ulcombe Kent ME17 1EH Conversion and extension of existing building to provide single dwelling with alterations to roof, insertion of front solar tiles and creation of basement (alterations to previously approved: 18/500762/FULL). (Resubmission of 20/502908/FULL) (Alterations to previously approved: 18/500762/FULL) RESOLVED: Approve

10.1.2 20/506036/FULL Vine Cottage Pye Corner Ulcombe Maidstone Kent ME17 1EF Demolition of existing chalet bungalow, garage and 2no. outbuildings, removal of 2no. stationed units and the erection of 1no. four bedroom, part single/part two storey dwelling with associated carport, cycle store and landscaping (Resubmission of 20/503142/FULL). RESOLVED: Approve Request referral to MB Planning Committee

10.2 To receive an update on any outstanding planning applications and results:

10.2.1 20/505246/FULL Roydon Farm Pye Corner Ulcombe Maidstone Kent ME17 1EG Siting of 2(no) additional mobile homes for residential occupation by Gypsy families, and associated hardstanding and 2(no) touring caravans as shown on site location plan (1:2500); and drawing references: P937/2 and P937/3. MBC Application Refused

10.2.2 20/505003/FULL The Oaks Lenham Road Kingswood Maidstone Kent ME17 1LU Proposed detached carriage house with new driveway MBC Application Permitted

10.3 To receive late planning applications and other late planning matters:

10.3.1 20/505988/LAWPRO 1 Neverend Farm Barns Pye Corner Ulcombe Kent ME17 1EF Lawful Development Certificate (Proposed) for use of agricultural field as a small 5no. pitch caravan and motorhome site for use by an exempted organisation. RESOLVED : Objection

10.4 RESOLVED to adopt the Protocol and Guidance on Meetings with Developers

10.5 RESOLVED, by majority, to form a Pre-Application Working Group. The nominated members were Cllrs Kenward, Lingwood and Moir

12. Recreation Play Area/Car Park:

- 12.1 To receive the Monthly Inspection Report from Maidstone Borough Council/ parish council and to consider any actions to be taken. The report was received.
- 12.2 To receive an update and recommendations from the Recreation Committee:
RESOLVED: To purchase reflector lights to be attached to the fencing. It was AGREED that a tree surgeon would inspect the trees and produce a report that would be sent to MBC for further action.

13. Correspondence:

- 13.1 To Table Items of Late Correspondence:
 - 13.2 To Table items circulated:
 - 13.2.1 Residents email - Wilding and Recreation Sites Cllr Kenward to progress
 - 13.2.2 Residents email – Fly Tipping and CCTV
Cllr Kenward to progress
- All correspondence was noted.

14. GDPR – Information Audit

RESOLVED: To adopt the Information Audit Document. All Cllrs to complete the Information audit and return it to the Clerk .

PART 2

The Chairman reported on enforcement matters.

There being no further business to be transacted the Chairman closed the meeting at 21:05

Chairman : *Fiona Kenward*

Date: 25th March 2021