

**Minutes of Mersham with Sevington Parish Council Meeting held in
the Church Room, St John the Baptist Church, Mersham on Monday, 19th September 2016**

Present	Geoffrey Fletcher (Chair)	Colin Kibble
	Henrietta Sawdon	Mick Smithers
	Kenton Stewart	Pete Turley

In attendance: Tracey Block (Clerk), Paul Bartlett and Graham Kingston (Community Warden)
1 member of the public

To be actioned by

The meeting started at 7.30pm	
Apologies for absence had been received from Cllrs Hansen, Murphy, Oakley – Hills and Whitehead.	
Declaration of interest in items on the agenda There were no declarations of interest.	
Minutes of the Meeting on 18 th July 2016 were approved as a true record and signed accordingly.	
Matters Arising from the Minutes The Clerk had written to Mr Southern regarding the Village Hall bins but had not received a response. It was agreed that the Clerk would write again asking when the next meeting of the Village Hall is, so that a couple of Councillors can attend.	TB
Public session: To receive questions and comments from the public on any agenda item. The Council was asked for an update re: Pettworth. It was explained that a Legal notice has been served but there is a time-limit as to when the items on the notice must be completed. Burning is on-going and Environmental Services must be contacted each time this happens. The Council was asked for an update on the development at U19. It was noted that Mr Stobart, the Managing Director of Logistics has visited the site and the owners are moving towards construction. The Council was asked when will Kingsford Street be closed? Both Ashford Borough Council and Kent County Council are aware and on-board with this matter but no date has been given yet.	
Report from Borough Councillor Cllr Bartlett explained about the Omission Sites: Ashford Borough Council is to assess the omission sites over the next 2 months. The general view is that the plan won't be accepted by the Inspector as there is not enough housing highlighted in the plan. If ABC is under pressure from the Planning Inspector to build more houses then other areas need to be looked at as there is too much building being placed in Kingsnorth and Sevington. There should be more balanced development across the Borough and should look at other areas to develop. This Omission Sites process is the wrong type of process and consultation as it should not be determined before the plan is made. The infrastructure of roads, hospitals schools etc are not in place to support these additional homes in one small area. Cllr Fletcher is to ask Simon Cole about what to do as a response and what the process is. The Clerk will write to Carly Pettit and ask what the process is. Cllr Bartlett is pleased that Ashford Borough Council also objected to the Railway application that was submitted by KCC. Cllr Bartlett is meeting with KCC in November with regard to the closing of Kingsford Street.	GF/TB

<p>The issues with Barrey Road are continuing and Cllr Bartlett urges everyone to register on the PINS website regarding having traffic lights installed in Barrey Road.</p> <p>The Colliers Hill stables were issued with a planning contravention order in July but they refused to sign it and now the Lawyers are involved.</p> <p>The Boundary Commission review is looking at 3 Councillors to cover Mersham and Sevington.</p>	
<p>Report from Community Warden</p> <p>The Community Warden reported that he had been experiencing a quiet time at the moment. In Kingsford Street a small black car has been left on the edge of the road. Although the vehicle has flat tyres it has not been abandoned, the owner has just left it there.</p> <p>The party at Bridge House was comparatively quiet, Police had only received one call and a donation of £800 had been given to charity.</p> <p>The shopkeeper had highlighted that there might be a dementia sufferer locally, social services are now involved. Thanks were expressed for the community minded actions of the shopkeeper.</p> <p>The groundsman for Lady Brabourne and his colleagues had interrupted a burglary recently and obtained the registration number, the people involved had then been caught mid-burglary at a different location.</p> <p>The container at Broad Oak has been broken in to twice recently.</p>	
<p>Village Caretaker Scheme.</p> <p>To consider a contribution towards a replacement van for the caretaker</p> <p>It was reported that a new van has now been purchased for the Caretaker. The breakdown of costs was questioned and the percentages did not seem to be based on a per household pro-rata system. The Clerk is to contact Mrs Wood regarding this matter.</p>	TB
<p>Planning Matters:</p> <p>A list of Planning Applications was circulated as Appendix A with the agenda, those requiring a response were:</p> <p>Reference: 16/01284/AS Address: 1 Chequer Tree Cottage, Mersham, Ashford, TN25 7HL Proposal: Proposed extension of existing garage and link to main dwelling to provide annexe accommodation (resubmission of 16/00904/AS part retrospective). No objections raised</p> <p>Reference: 16/01286/AS Address: Nicky's Nibbles in car park, Ashford Trade Centre, Hall Avenue, Orbital Park, Sevington Proposal: Static portacabin food unit (retrospective) No objections raised</p> <p>Reference: 16/01314/AS Address: Ivy Cottage, 5 Cranbrooks, Blind Lane, Mersham, Ashford, Kent, TN25 7HB Proposal: Proposed first floor extension The Parish Council raises objections because: The plans are inaccurate, the 2nd floor existing plan shows a window that isn't there and a window that overlooks roof-lights belonging to No.6. There are planned french doors to a 1st floor bathroom and a roof light over the bath. To do this work, No.5 would have to cut into No. 6's roof and the plans show No.5 building in No.6's eave-space. The application form also says that no footpaths over look it, there is a footpath just 50m from the boundary.</p> <p>Reference: 16/01322/AS Address: Red Barn Farm, Laws Lane, Mersham, Ashford, Kent, TN25 7HG Proposal: Prior notification for the change of use of agricultural building and land within its curtilage to a dwelling house and associated operational development The Parish Council wonders whether these buildings are truly agricultural and whether this application meets</p>	

the criteria required for permitted development. This is not a working farm.

Reference : [13/01254/AS](#)

Address: Unit 1A, Ashford Business Park, Barrey Road, Sevington, Ashford, TN24 0SG

Proposal: Revision to the provision of glazing of Unit 1A at lower level with safety bollards to front of new glazing on planning permission reference 13/01254/AS for the full refurbishment of Units 1 and 2 at Ashford Retail Park to include the subdivision and alterations, installation of mezzanine floorspace, relocation of garden centre, and amendments to servicing arrangements

No objections raised

To consider a response to the Local Plan 2030 - omission sites documents

The Parish Council looked at each of the sites and noted the opinions expressed:

MERSHAM

1. The Parish Council opposes this site as it was not considered suitable when looked at for Local Needs Housing. There are concerns with regard to access to the site and drainage.
2. The Parish Council opposes this site as it was viewed previously and was rejected for Local Needs Housing because of housing and poor sight lines.
3. The Parish Council opposes this site because in previous discussions John Burnett and Martin Vink said there should not be any building on this site. If this is re-development of an agricultural site and meets all of the rulings then this is acceptable but the Parish Council were assured there would be no building outside of the village envelope.

Concern over the cumulative effect of additional vehicles was raised especially as one of the access roads to the village is to be blocked off.

MERSHAM AND SEVINGTON

1. There is concern that the building at the rear of U19 should be omitted for all of the previous comments given under the WE15 application.
2. The Grade 1 listed Church will be detrimentally affected and this is close to the link road near the A2070 and the link road from J10A to Bad Munstereifel Road. This is both inappropriate as a site as it is unnecessary. Sevington is *excluded* from in-fill building.
3. Waterbrook, this area is a flood plain and is very close to the river. This was designated as "Amenity Land." This again is in-fill which should not be allowed.

FINBERRY AND WATERBROOK

Points 1, 2 and 3 all breach the Mersham Wall and are unnecessary and unacceptable to the Plan. The limit of development should remain in Cheeseman's Green.

Financial Matters

To approve the following financial documents:

i. To note/authorise the following:

To note the Parish Council's financial position: The Parish Council has a bank balance of: £27,156.43.

To authorise any payments including the Clerk's Salary, Litter picker's Salary and payment to HMRC

The following payments were authorised:

Cheque	Payee's Name	Reason for Payment	Amount	Notes
501745	Post Office	HMRC Payment	£ 58.60	
501746	I King	Litter picking – September	£ 93.60	
501747	Smeeth Parish Council	Van purchase	£353.76	Amount to be confirmed
501748	T Block	Salary September	£387.89	

The breakdown for the cost of the van was queried. The Clerk is to contact Susan Wood with regard to this.

A budget over expenditure and financial statement had been circulated to all Councillors prior to the meeting.	
<p>Any Other Business</p> <p>Cllr Kibble is going to the Annual health Trust Meeting and will feedback to the Council.</p> <p>Local Needs Housing build – should the Councillors make themselves known to the builders? Cllr Fletcher has visited the site once and will go again with Cllr Smithers.</p> <p>How to apply to the waiting list was discussed, contact Alison Thompson.</p> <p>The litter at Broadoak is building up.</p>	
<p>The next meeting was confirmed as Monday, 17th October 2016, the Clerk would like any items for the agenda by Friday 7th October, please.</p>	All
There being no further business, the meeting was declared closed at 9.25 PM.	