

Minutes of the Annual Meeting of the Parish Council held on Tuesday 4TH July 2017, Pluckley Village Hall, 7:30pm

Present	Cllrs Newman (Chair), Beattie, Breach, McAnally, Taylor, Whatman	
In Attendance	Cllr Bell. Caroline Levett – Clerk; 1 member of the public	
Item		Action Responsibility
1. APOLOGIES	Apologies were received from Cllrs Russell and O'Connor. Cllr O'Connor has moved from Pluckley. The Clerk to establish Cllr O'Connor's eligibility to remain a Parish Councillor.	
2. DECLARATION OF INTERESTS & ALTERATIONS TO REGISTER OF INTERESTS	No declarations of interest.	
3. MINUTES OF PREVIOUS MEETING AND MATTERS ARISING	The Parish Council minutes from the meeting held on 6 th June 2017 were unanimously approved as a correct record of the meeting and signed by the Chairman. <i>a. War Memorial</i> Cllr Breach has taken on this action and will follow up previous correspondence. It was unanimously agreed to accept the quotation for £2,500.	DB
4. PARISHIONERS' QUESTIONS	No questions or comments.	
5. CHAIRMAN'S REPORT CLLR NEWMAN	Items covered elsewhere.	
6. PLANNING CLLR TAYLOR	<i>Applications</i> 17/00807 Full. Pinnock Barn, The Pinnock, TN27 0SS. Single bay garage with attached storage. The location is not clear from the plans and it was unanimously agreed to object to the application until proper plans have been seen. 17/00888 Little Caradon, Mill Lane, Pluckley, TN27 0SL. Lawful Development Certificate - Existing - use of former annexe known as Little Caradon as a single dwelling with ancillary parking and garden land. Concerns had been raised that the proper planning process was being circumvented and Cllr Bell has raised this with the Planning Officer. The Parish Council is not an official consultee and its concerns had not been taken on board. It was unanimously agreed that the Parish Council should again raise its concerns. 17/00875 Giles Farm, The Pinnock, TN27 0SY. Prior notification for the change of use of agricultural building and land within its curtilage to a dwelling (C3). This is the first stage of the process for conversion and no design detail is given. The Parish Council unanimously agreed that a request be made that any new dwelling should not exceed the existing footprint. 17/00877 The Forest, Station Road, Pluckley. Prior notification for a surfaced spine track, which will facilitate management access to woodland. 17/00305 Little Chambers Green Farm, Dowle Street Road, TN27 0RY Prior notification for the change of use of 2 No. agricultural buildings to 2 No. residential dwellings (Class C3) and associated operational development. ABC has agreed criteria has been met and prior approval is not required. The plans available suggest that externally the proposal is out of keeping with the area. It was unanimously agreed that the Parish Council would write to ABC requesting that any development is consistent with Pluckley Neighbourhood Plan. The Clerk has received an enquiry from a parishioner regarding the erection of fencing within the Conservation Area. The Clerk to respond advising of the need to contact the	CL

	<p>Conservation Officer.</p> <p><i>Decisions</i></p> <p>17/00588 Land east of The Dering Arms. Conversion of existing garage block to create single storey dwelling. Cllr Bell had spoken to the Planning Officer regarding this application. The Parish Council had objected to this application on various grounds. ABC has approved this application based on an historical decision, and is not a challenge by ABC on Pluckley's Neighbourhood Plan.</p>	
7. ASHFORD BC REPORT CLLR BELL	<p>The new draft Local Plan is open to consultation from 7th July to 31st August. Policy updates are available to view online.</p> <p>A main concern is the revised figure of new homes across the borough from 12,000 to 13,250. ABC will be looking at sites already identified and sites not previously included. A change to the Affordable Housing Policy suggests putting an increased onus on rural areas. This would impact on a number of rural issues – school places; services; employment – and would be well in excess of any local needs demand.</p> <p>Cllr Newman asked all Parish Councillors to look at the updates and email any views.</p>	ALL
8. NEIGHBOURHOOD PLAN CLLR NEWMAN	<p>a. Thorne Yard and Lambden developments still awaiting ABC approval.</p> <p>b. Brickworks : A briefing note of the brickworks nature reserve proposals meeting held on 15th June was circulated prior to the meeting. The Parish Council discussed the offer received from Riverwood to acquire the receptor Field 1 and some woodland and whether it would lift its objection and support the application as it stands. ABC is likely to determine by the end of July. The main concern is access to the site offered to the Parish Council. It was agreed that Cllrs Newman and Taylor would urgently speak to the residents directly adjoining the site and Cllr Whatman would obtain details from the Land Registry regarding all surrounding land.</p> <p>Additionally, if agreed, Cllr Beattie suggested that the Parish Council should develop a business plan for the nature reserve.</p>	MN/MT MW
9. TRAFFIC & HIGHWAYS CLLR BEATTIE	<p>a. <i>Bus Shelter Egerton Road</i> - Cllr Whatman to investigate this further with the local contractor who repaired the bus shelter.</p> <p>b. <i>Forge Hill footpath clearance</i> - Awaiting KCC to clear the footpath.</p> <p>c. <i>Road Safety</i> – Cllr Taylor suggested that traffic dangers, including details and logging of near misses, should be considered by the Parish Council. It was agreed that this item should be discussed at the next meeting.</p>	
10. SPEED LIMIT REVIEW CLLR O'CONNOR	<p>A third quotation to carry out the work on the reduction of speed limits through Pluckley from 40 to 30mph was received from Kent Highways for £22,000. Much lower than the other quotations and would provide the commitment and governance delivered by Kent Highways. The quotation has been accepted and work should commence in September/October. Prior to the work commencing the village will need to be advised of the impending speed limit change and the work and inconvenience involved. Highways would like the Parish Council to do a postal drop with prepared non-addressed envelopes.</p> <p>Cllr Bell has kindly offered a grant of £1,000 to support this project.</p> <p>It was unanimously agreed that Cllr O' Connor should continue with this project until its conclusion.</p> <p>Highways has stated that it is the responsibility of land/property owners to cut back foliage and hedges around speed signs. Parish Councillors to speak to residents. Drawings will indicated where signs are to be located as these may not be where they are at the moment, given the different spacing rules for different speed limits.</p>	
11. VILLAGE HALL CLLR BEATTIE	<p>a. Minutes of the meeting held on 8th May were circulated prior to the meeting.</p> <p>b. At the meeting held on 3rd July items discussed included : gardening contract; Initial Hygiene contract; short mat bowls; storage; and bookings. Minutes to be circulated</p>	

	when received.																																		
12 VILLAGE HALL EXTENSION CLLRS NEWMAN / WHATMAN	<p>The Village Hall Management Committee has decided to offer the contract for the Village Hall extension to Simcott Projects and sought agreement from the Parish Council on a number of issues.</p> <p>The Parish Council unanimously agreed the following :</p> <p>a. In addition to the £44,000 already offered, the Parish Council will make available a further £6,000 contingency fund to cover any additional expenditure on foundations or otherwise. This will enable the Trustees to appoint the builder. The Parish Council would expect to be alerted and consulted on this spend if it arises.</p> <p>b. The Parish Council will write to ABC seeking an extension of the 31 August deadline date for their £8,000 grant. To do so, however, the work start and envisaged finish dates from the selected builder are required. Chris Housman undertook to advise the builder this week that he is appointed and to obtain these dates.</p> <p>c. The Parish Council formally approved the amends proposed to the hall as in Taylor Roberts' document 14/05/13 revision P2, with the exceptions of the ramp and the window in the gentlemen's toilets.</p>																																		
13. RECREATION GROUND, PAVILION, TENNIS COURTS CLLR WHATMAN	A new smart meter has been installed by EDF.																																		
14. WEBSITE & COMMUNICATION CLLR NEWMAN	Summer Communicate is currently with the printer and should be available 6/7 July.																																		
15. CLERK'S REPORT CAROLINE LEVETT	Parish Councillor Co-option – awaiting notification of ABC as to whether the Parish Council can continue with next step of co-option																																		
16. FINANCE CAROLINE LEVETT	<ul style="list-style-type: none"> • Grant and donation requests received : ❖ Wealden Wheels - £500. This was unanimously agreed. ❖ Gardening Group at Charing Surgery – the majority of Parish Councillors (5 of those present) did not support this request. <p>The Clerk to look into possibilities of use of Section 137 money to support the Village Hall and the proposed new nature reserve.</p> <ul style="list-style-type: none"> • The Parish Council resolved to add new signatories (all Parish Councillors) to the bank account as set out by the Co-operative Bank. The Clerk to action. • The Parish Council ratified and approved the July 2017 payments list : <table border="1"> <tr><td>501275</td><td>C Hoad – Bus Shelter Sweeping</td><td>31.00</td></tr> <tr><td>501276</td><td>J Johns – Recreation Ground Tidying</td><td>45.00</td></tr> <tr><td>501277</td><td>D Heasman – Street Sweeping</td><td>90.00</td></tr> <tr><td>501278</td><td>C Levett – Clerk's Wages</td><td>382.65</td></tr> <tr><td>501279</td><td>Wealden Wheels – Donation</td><td>500.00</td></tr> <tr><td>501280</td><td>Ashford Borough Council – Neighbourhood Plan Printing</td><td>1200.00</td></tr> <tr><td>501281</td><td>Ashford Botough Council – Pavilion Licence</td><td>70.00</td></tr> <tr><td>501282</td><td>EDF – Electricity Recreation Ground</td><td>69.42</td></tr> <tr><td>501283</td><td>Zurich Municipal – Insurance</td><td>1212.28</td></tr> <tr><td>501284</td><td>Dewar Green Ltd – 2 year Domain Name Registration</td><td>30.00</td></tr> <tr><td>501285</td><td>C Levett - Postage</td><td>6.60</td></tr> </table> <p>Bank statements for June had not been received.</p>	501275	C Hoad – Bus Shelter Sweeping	31.00	501276	J Johns – Recreation Ground Tidying	45.00	501277	D Heasman – Street Sweeping	90.00	501278	C Levett – Clerk's Wages	382.65	501279	Wealden Wheels – Donation	500.00	501280	Ashford Borough Council – Neighbourhood Plan Printing	1200.00	501281	Ashford Botough Council – Pavilion Licence	70.00	501282	EDF – Electricity Recreation Ground	69.42	501283	Zurich Municipal – Insurance	1212.28	501284	Dewar Green Ltd – 2 year Domain Name Registration	30.00	501285	C Levett - Postage	6.60	CL
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17. CORRESPONDENCE	Letter received from ABC Overview and Scrutiny Committee informing of its role and work. The Clerk to scan and circulate to all.	CL																																	
18. DIARY	<ul style="list-style-type: none"> • Parish Council meeting : Tuesday 5th September 2017, 7:30pm, Pluckley Village Hall • Pluckley's Great Get Together – August 19th. 																																		

Chairman..... Date.....

	The meeting closed at 9:30 pm	
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Caroline Levett, Clerk to Pluckley Parish Council
6th July 2017