

Barham Parish Council
Minutes of the meeting held at 7.30pm on 07 February 2019

Present: Parish Councillors David Wood (Chairman), Stephanie Hollowday (Vice Chairman), Ernie Mullett, John Brooks and Stuart Eccles. Clerk Amanda Sparkes.
KCC Cllr Michael Northey (for part of the meeting).
Canterbury City Cllr Simon Cook (for part of the meeting).
One member of the public.

1. Chairman's Opening Remarks

Cllr Wood welcomed everyone to the meeting. Apologies for absence were received from Parish Councillors David Tamsitt (holiday), Sarah Goulden (bereavement), Patti Earl (family commitment), and Liz Minter (moving home).

2. Declarations of Interest

Cllr Eccles had previously declared an interest in the Barham Youth Football Club's lease request as a member.

3. Minutes of the Meeting held on 06 December 2018

The Minutes of the last full parish council meeting held 06 December 2018 were approved and accepted as a true record, with the one clarification below, and the Chairman signed them.

NOTE an amendment re Item No. 17 – the public right of way at Dane Hill. It is not the gates themselves that the British Horse Society wish to be removed, it is the fact that the gates are padlocked and signs saying private are on them. This prevents the use of the highway.

4. The meeting was adjourned for parishioners' questions and comments. One resident asked for confirmation of the number of families on CCC's Housing Waiting List. Cllr Cook advised there are 2,500 for the whole of the Canterbury district. The resident questioned how many of these were local. Cllr Cook explained that they are all eligible for council/social housing in the Canterbury district and one could speculate that the majority would be local. Cllr Wood commented that the Housing Needs Survey that the parish council undertook will inform the number of units that may be achieved/strived for in Barham.
There being no further comments, the meeting continued.

5. KCC Cllr Michael Northey report

Cllr Northey explained that he had two operations in one day in December but is now nearly fully recovered. His report covered the following:

- i) KCC has launched a new bus feedback scheme to get people's experiences on using local buses. He explained KCC has no statutory power over bus companies but dialogue goes on all the time. The Bus Feedback Portal includes information about how to make a formal complaint or compliment about bus services and who to contact in the event that bus users experience problems. The link to the feedback portal is www.kent.gov.uk/busfeedback
- ii) Drainage – Cllr Northey explained that there are a quarter million drains in Kent and 250 ponds and lagoons, 25 pumping stations and 850 soakaways. KCC has employed an extra 5 staff to the drainage team to help with inspections etc.
- iii) KCC is starting its vegetation clearance contract on public rights of way now to improve access and visibility.
- iv) An update on Brexit – Cllr Northey advised that central government has given KCC £25m in instalments to upgrade and repair a group of routes – the A20, A299, A256 and the A25. There will also be improvements to the capacity and facilities at Manston for lorry parking if required.
- v) The pothole blitz has begun. Canterbury district has had one third of the highest repairs of the 12 Kent districts with 1028 done so far.

Action with Communities in Rural Kent

Declaring an interest, as a Trustee of Rural Kent, Cllr Wood explained that Rural Kent provides valuable services for example to parish councils and village hall committees, including Barham's, and to over half a million people in the county. KCC used to provide a core grant, but in early 2018-2019 they advised Rural

Kent, with virtually no notice, that they were withdrawing this support. Subscriptions are likely to increase and operations decrease as a result. Cllr Northey confirmed that he had not been informed about this.

KCC Waste Consultation response

For information, further to the details in the October 2018 parish council minutes, the following response was given by Barham Parish Council:

Barham Parish Council firmly believe that the proposals if implemented will lead to a significant increase in fly-tipping throughout Kent in general and in areas such as Barham in particular. All councillors strongly object to these proposals. The right way is to deal with this is to manage the problem at the three (four if you include Dartford) sites close to the county boundary rather than charge all Kent residents, in particular those at the other 16 or 17 sites where the problem is not relevant. The proposal has all the appearance of an simply an income generator for the council which will receive income from the whole county and the costs of clearing the inevitable increase in fly tipping will be carried by others (district councils and innumerable private landowners). Also it is significantly more costly to clean up fly tipping and then process it rather than have it delivered direct to a household waste recycling centre where it is dealt with efficiently. The proposal ignores the fact that whilst KCC will receive the income benefits the increased cost will be carried by the same council tax payers through their district council as those who fund the county council.

Cllr Wood asked Cllr Northey if there is any update on this waste consultation. Cllr Northey agreed to check the outcome.

6. CCC Cllr Simon Cook report

Cllr Cook advised that a litter pick on the A2 is likely to be done in March.

The next green waste collection will be 1st March for Barham, so earlier than originally thought. Whilst CCC has saved on the green waste service being suspended the savings have been used elsewhere on the contract.

For The Grove footpath, Cllr Cook confirmed that the vegetation has been cut back. He has passed the question on to the KCC PROW team as to whether a gate may be considered and KCC and CCC are in dialogue about this. Cllr Cook explained that he hopes for an update on this next month.

For the Highland Court application (reported later in these Minutes under planning), Cllr Cook spoke against it at the planning committee meeting on 5 February 2019 and it was refused. Cllr Wood thanked Cllr Cook for talking to this item.

Cllr Cook explained that the Rural Forum (RAMP) funding pot is ceasing and the last allocations will be given at the meeting on 11 March 2019.

Cllr Cook advised that the Traffic Regulations Order consultation is now out for comments. There is one yellow line proposal for Barham – from the entrance to The Shrubbery into Greenhills. Cllr Cook agreed to send the Clerk a map of this proposal.

Cllr Mullett advised Cllr Cook that there is now lorry parking on the Adisham side layby on the road to Aylesham. Cllr Cook advised the land ownership here is complicated, it is part Highways England owned and part KCC owned. Litter is bad here and the state of the ground is also poor. Cllr Cook advised he has asked for the litter to be picked up.

Regarding lorry parking at Cold Harbour Lane, Cllr Cook explained that he has spoken to Gomez. Gomez is looking at increasing capacity for parking at their site. They have also said that they would be willing to have a meeting with the parish councils around the area including Barham, after the May parish council elections. The problem of parking is difficult as lorry drivers run out of time on their tachograph and there is little lorry parking available.

Cllr Wood suggested to Cllr Cook that CCC could change the waste collection calendar from a calendar year to a financial year and send a hard copy calendar again to residents with the council tax bills. Cllr Cook explained that CCC is legally restricted on what can go in with council tax bills. There is the additional complication that staff would have to make sure that the right calendar goes with the right collect dates for each letter.

7. Finance - the cheques were authorised and signed.

- RECEIVED the bank reconciliation and bank statements for November and December 2018 and RESOLVED a Cllr signature thereon other than the Chairman.
- For the Precept and budget for 2019-2020 – NOTED that after the December 2018 full parish council meeting the Clerk advised CCC of the parish council's precept requirement of £38,763 for 2019-2020. The increase on a Band D property is £68.27 in 2018-2019 to £71.36 in 2019-2020 – and increase of £3.09.
- NOTED that on 18 December 2018 the Clerk returned evidence of spend to CCC for the capital grant awarded in 2018-2019 of £5,003 towards the new Proludic Kanape play tower at Brickfield Rec
- NOTED that the Clerk booked to attend a free Year End Training Session on 5 February for the Kent County Council Local Government Pension
- NOTED that the Clerk will now produce an invoice to BAA for the £50 peppercorn rent now due for the period 1 March – 28 February 2020

Contracts for the coming financial year 2019-2020

The parish council is committed to the five-year street lighting maintenance contract. For the grass cutting and open spaces contract, Cllr Eccles proposed and Cllr Hollowday seconded and the parish council RESOLVED to award this contract for three years (2019-2022) to Grassmow Services.

8. Publicity & Communications including website

The Village Survey Action Plans – one for the Village and the one for Children and young people, and a “Completed/Achieved/Abandoned” list are on the parish council website. There is no update this month.

Facebook page for Barham parish council – Cllr Hollowday reported that a pie and mash van has asked to come to the village. (This has nothing to with the parish council).

9. Rural Housing Enabler

Details of a meeting with the Rural Housing Enabler from Action with Communities in Rural Kent held on 18 June 2018 were published in the July 2018 parish council meeting Minutes. The parish council resolved at the July 2018 meeting to revisit the possible sites for rural housing development in the village again with CCC Planners if possible, and that a working group explore this item in more detail. Cllr Wood advised that he has asked the Rural Housing Enabler to request a meeting with the landowner of two of the most suitable sites and he and the Clerk will attend this meeting alongside the Rural Housing Enabler.

10. Highways matters

Update on highways improvement for the Gravel Castle area crossroads

Further to the meeting held with an officer Paul Leary from Kent County Council Highways, the Chairman, Clerk, Canterbury City Cllr Simon Cook and resident representatives held on 16 October 2018 the reversal of the one-way system on Gravel Castle Road is now the priority.

Mr Leary recommends that a Stage 1 Road Safety Audit is undertaken in the first instance, which will cost in the region of £1,170 which would highlight any potential problems and concerns with the proposals and make suggestions and recommendations. To progress further there will be further costs for a Stage 2 Audit and a Traffic Regulation Order.

Cllr Wood and Cllr Hollowday suggested that there would be long-term benefit in a reversal of the one-way system. Cllr Mullett had short-term concerns and thinks there could be accidents. Cllr Mullett also questioned if tractors will be able to turn?

Cllr Brooks felt it would be more intuitive to keep to the left. Plus there are less residents on Rabbit Hole than Gravel Castle Road and traffic tends to drive faster downhill so this would be beneficial reversed.

Cllr Brooks proposed and Cllr Eccles seconded and all councillors felt that a Stage 1 Audit should be progressed.

Speeding traffic

Cllr Eccles raised the issue of speeding vehicles through the village and queried how often the speedwatch team go out on checks. It was agreed that the parish council could do a push for more volunteers to do this. The Clerk reminded the council that volunteers have to register with Kent Police to be covered under the Kent Police insurance and also undertake an online training session and then a roadside training session. Cllr Wood and Cllr Hollowday agreed to prepare a Facebook post for

more volunteers. Cllr Eccles also suggested that the statistics on the number of vehicles observed speeding on checks could also be published on Facebook.

Pothole

Cllr Mullett asked the Clerk to report a large pothole at the junction of Brickfield Road with Gravel Castle Road.

11. Litter Pick

Possible dates for another community litter pick could be Saturday 2nd, 9th or 16th of March. Cllr Wood offered to check the hall availability. Once the date is confirmed, the Clerk will book the equipment and Serco collection of rubbish with CCC, advise the parish council's insurance company, and the Chairman will put up posters and Cllr Hollowday will do a Facebook post.

12. Open Spaces

NOTED that the Kent Men of Trees have supplied five further Cherry trees for the village green (which were planted in December 2018) and the balance of the trees for the Youth Football field have been supplied and should be planted on Saturday 23 February 2019, weather permitting. Cllr Wood asked to record thanks to Mr Smith who assisted him with the planting of the trees. The tree guards are made and erected.

Next six-monthly councillor visual inspection of the two play areas

Cllr Hollowday offered to assist Cllr Eccles with the next inspection sometime in March and report back.

It was NOTED that the request for a Wet-pour repair quote for the Valley Road play area is in hand and should come to the March parish council meeting for consideration. The initial appointment was hampered by snow on the ground.

C/fwd: Dog Fouling Initiative – At the last meeting, Cllr Minter and Cllr Tamsitt reported that they had had a meeting and would be introducing the initiative of hanging dog bags filled with mud on a village tree as a statement in the spring.

CCC litter bin and dog bin review/audit

CCC asked for parish council's help with their review of litter and dog bins and supplied a location map. The Clerk and Chairman have confirmed the locations (with one shown as existing that does not exist, and two missing from the CCC map). CCC have also asked if any new bins are needed, and wish to be considered, provided the parish council pay for their provision.

Cllr Mullett proposed and Cllr Brooks seconded and it was RESOLVED to put in a request to CCC that the parish council will pay for a new general waste bin at the large layby opposite the junction of Derrington Hill with South Barham Hill. There is a need for a bin here due to the long-standing known problem and issue of rubbish here including human faeces. This area is used not just for lorry parking but also by people picnic-ing. (This will be subject to CCC agreeing this and adding to the Serco schedule to empty it)

Soil deposited along the Causeway

The Clerk had obtained an update from the environment agency about the soil deposited by a resident along The Causeway (arising from a resident's extension). The resident has advised the Environment Agency that they will start to remove it from Saturday 9 February 2019.

UKPN project to replace overhead lines with underground alternative

The Clerk has been contacted by UKPN who wish to replace overhead lines with an underground provision on areas of land including the Jubilee Meadow and the Brickfield Recreation ground. The parish council is supportive of this future initiative. The Clerk was asked to do a reply and ask about timing for the project, need for advance notice in case of grazing animals, that there may be a need for a key to the gate at the recreation ground, that the mowing of the water supply to the allotments needs to be noted, and finally that UKPN should make good any damage to the grass by the works.

13. Footpaths & Rights of Way

C/fwd: Resident offer to replace stiles – A resident has kindly offered to replace the three old stiles with a self-closing pedestrian gate each on the footpaths CB227 and CB228 heading from Out

Elmstead towards The Street. The Clerk contacted the KCC PROW department who are happy for this to proceed. KCC will supply the gates at a reduced rate. Cllr Eccles reported that he has spoken with the resident who will be the new landowner who has no objections but the transfer of ownership has not yet completed so this item cannot proceed until the new ownership is completed.

Ham Farm public right of way

Cllr Hollowday advised that Ham Farm has a new owner, and that a Rottweiler dog is often loose on the path through the farmyard at Ham Farm. Cllr Wood offered to make enquiries with Rural Kent about any obligations by the owner on this matter.

14. Village Clubs & Societies

NOTED the school PTA request to use the village green for the school summer fete on Saturday July 6th 2019. The parish council has no problem with this.

Barham Youth Football Club lease

At the 6 December parish council meeting a formal 30 year lease was agreed for Barham Youth Football Club for use of the old cricket field. (and £5,000 has previously been agreed to be provided on the start of the lease.) Cllr Goulden has been working on this. Cllr Wood explained that he, Cllr Goulden and Cllr Eccles had held a meeting. Solicitors Furley Page have been engaged and asked several questions. The land is already registered which saves a first registration cost. Cllr Wood ran through a number of clauses to be confirmed with the solicitor. He and the Clerk, and Cllr Goulden if she is available, will meet the solicitor on 22 February 2019.

There will be a rent review built in every four years. Rent for the first four years was discussed. Cllr Wood proposed and Cllr Hollowday seconded that the initial four years be billed at £52 per year.

Tennis Club Lease

Cllr Wood explained that the Clerk had found the lease agreement in the archives. It was taken out in 1998 and expired January 2019, so the parish council will need to do a new lease. The Clerk was asked to add this to the next meeting agenda and for a rent review – it was previously charged at 50 pence per year. Cllr Wood will speak to the tennis club.

15. Clerk Report

The Clerk report had been circulated to all councillors prior to the meeting. Most items are incorporated elsewhere in the Minutes, or in the appendix to these Minutes.

16. Annual Electors Meeting for 2019

It was agreed that the date for the annual electors meeting should be before the parish council elections on 02 May 2019 in case the set of councillors changes. Cllr Wood will look at hall availability.

17. Planning Matters

New planning applications:

CA/18/02376 - Proposed single-storey double garage, amenity space with pool and storage.

Aylets, Gravel Castle Road, Barham, CT4 6LG

Barham Parish Council considered this application at their parish council meeting on 6 December 2018.

NOTED the following comment was uploaded after the meeting:

The parish council has concerns about the scale of this application and the impact on the area, including from potential noise derived from the pool equipment.

The proposal for such a large building would dominate the area. This is an area of outstanding natural beauty and the scale is inappropriate.

NOTED that this application has subsequently been withdrawn.

CA/18/02487 - Cariat Cottage, Out Elmstead Lane, Barham, CT4 6PG

Proposed two-storey side and rear extensions, single-storey rear extensions, balcony to rear elevation, integral double garage and roof alterations to rear elevation from flat to pitched following demolition of existing garage.

CA/18/02520/MIN - The Cottage, Rectory Lane, Barham, CT4 6PD

Non-material amendment to planning permission CA/18/01800/FUL for the proposed two-storey side extension; to allow larger first floor window to rear elevation and alternations to roof pitch on extension to match existing roof pitch.

CA/18/02602 - Derringstone Hill Farm, Derringstone Hill, Barham, CT4 6QD

Proposed conversion of farm building to ancillary accommodation together with first-floor extension.

The application states that the building in question currently displays antiques and artwork for sale, and the conversion is for use by a family member as more space is needed as the existing house has only two bedrooms.

Barham Parish Council would like a condition imposed if CCC are minded to grant, that the converted building should always remain as ancillary to the main house not allowed for separate sale in the future. The application says there is no new or changed access proposal, and no trees that need felling. Barham Parish Council is happy that the access arrangements remain unchanged, but would be opposed if a separate access is subsequently applied for.

CA/19/00028 - Barham Bowls Club, Valley Road, Barham, CT4 6NX

Proposed single-storey side extension together with replacement roof and wall finishes, following demolition of existing shed.

Notifications

CA/18/01493 - Rowan House, Brickfield Road, Barham, CT4 6LQ

Proposed single-storey rear extension to garage to form annexe for ancillary accommodation. GRANTED by CCC

CA/18/02298 - Wesley House, Derringstone Hill, Barham, CT4 6QD

Second floor roof extension to rear elevation with Juliet balcony and 3 no. conservation style rooflights.

GRANTED by CCC

CA/18/02376 - Proposed single-storey double garage, amenity space with pool and storage.

Aylets, Gravel Castle Road, Barham, CT4 6LG WITHDRAWN

18. Planning Application for Highland Court Farm

CA/18/01948 - Land at Highland Court Farm, Coldharbour Lane, Bekesbourne, CT4 5HN

Hybrid planning application for mixed use development for leisure, commercial and tourism uses comprising:

(1) A detailed planning application for a centre for sporting excellence (to include sports pitches, changing rooms, clubhouse and floodlights), business innovation centre, food and drinks hub and leisure hub; with access and associated highways works.

(2) An outline planning application (with all matters reserved) for business uses, food and drinks hub, innovation centre, home farm centre, artisan offices, mixed use court and holiday homes; plus associated access, landscaping, parking and drainage infrastructure.

The following was Barham Parish Council's response uploaded since the last meeting:

This site is an Area of Outstanding Natural Beauty; it is within a "Special Landscape Area" (Elham East Kent Downs) – assigned in 1995 and reviewed in 2000; and also within a "Conservation Area" (Bekesbourne – Highland Court)

The consequence of converting land under this proposal would significantly change the character of the landscape. The local plan adopted by the City Council specifically recognises the need to protect AONB locations and the scale of this proposal would give an irreversible and detrimental impact to the landscape whilst the increased traffic volumes and light pollution will negatively affect the tranquillity of the area.

The applicant states that the increase in traffic would be accommodated through the underused A2 junction. However, this fails to address several issues. Firstly, users of the site will also access facilities through the minor roads to the east of the proposed development. These roads are small and used by cyclists and horse riders. (The British Horse Society objection on the planning portal strengthens this objection). The increase in traffic will decrease the safety of the existing users of these roads. Secondly, the application fails to consider the issues presented by the proposed new A2 junction to the north of Bridge. The likely impact to Bridge of this junction is already likely to be problematic and the additional traffic to the south of the village will only increase these issues.

Changes in the environment and increased traffic in the area could discourage use of the area by walkers and cyclists so counterbalancing any perceived benefit in overall sporting/recreational participation.

A significant percentage of the agricultural land proposed for development falls within the category of "best and most versatile". As a stated aim of the City Council's local plan is to protect such land then any development on this land would be contrary to this stated aim and should not be allowed.

The development is inconsistent with the local plan. Major developments in an AONB are only permitted in exceptional circumstances. No elements of this proposal meet the threshold for exceptional use of an AONB and should not be allowed.

Barham Parish Council objects to this application. The development is not appropriate or justified and no single element should be permitted.

This application went to the CCC Planning Committee on 5 February 2019 and was refused.

19. Councillors' items

Upkeep of the active churchyard

The parish council has been paying for the grounds maintenance of the open churchyard but strictly this should be down to the PCC. (The parish council must continue to maintain the closed churchyard). Cllr Brooks confirmed that this item was raised at the last PCC meeting held in January. The parish council could give a grant for the maintenance of the open churchyard though. The Clerk was asked to make this an agenda item for the next meeting.

Hedge at the junction of Mill Lane and Derringstone Hill

Similarly, the re-tender of open spaces contract has also revealed that the parish council has been cutting the hedge at this junction, but it should perhaps be the responsibility of the landowner. This could be Kent Highways land or in private ownership. The Clerk has made a land ownership enquiry to Kent Highways on 31 January 2019 and will report back in due course.

The meeting closed at 9.25pm.

Future meetings: Full Council: in the Grabham Room in the village hall: 07 March 2019, 04 April 2019, 09 May 2019 (Changed to a later Thursday than usual because of the parish council election on the first Thursday); 06 June 2019, 04 July 2019, No meeting in August, 05 September 2019, 03 October 2019, 07 November 2019 and December 2019

And F&GP meeting dates *should these be required: in the committee room:* 18 March, 15 April, 20 May, 17 June, 15 July, 19 August, 16 September, 21 October, 18 November and 16 December 2019.

Signed..... Chairman, Barham Parish Council

Date

Please note these Minutes remain as draft Minutes until they are approved by the parish council at their next parish council meeting