

Minutes of a Meeting of Newenden Parish Council on 12 September in the village hall at 7.30 pm

Present:

Mr A Nilson (chairman)  
Mrs R Edmonds  
Mrs C Baker  
Mr D Richardson  
Mrs E Hannavy-cousen

Clerk

Mr J Leeves

There was one member of the public present.

#### **Apologies for absence**

1. None.

#### **Declarations of interest**

2. None. The chairman reported that he had a continuing and increased commitment to work for the Bourne's and would therefore still have to declare an interest in any business involving them in the future.

#### **Minutes of the meeting of 4 July**

3. The minutes of the meeting of 4 July having already been circulated were approved as a correct record.

#### **Matters arising from the Minutes of the meeting on 4 July**

##### Twining

4. Councillor Hannavy-cousen said that there was nothing further to report.

##### Dog Fouling

5. Mr Leek, the Ashford Borough Council dog warden, had visited the parish and walked the footpaths with Councillor Hannavy-cousen. He had confirmed that his jurisdiction and the regulations relating to dog fouling applied to all footpaths in the parish including those by the river. A footpath was designated as having a width of a metre either side of the line of the path. He had agreed to put up new notices to replace those displayed by the Parish Council. He would also try and obtain an additional dog waste bin for installation by the graveyard on Battery Bank although he was not hopeful of procuring one.

##### Day of action

6. The chairman said that he had been unable to arrange a day of action following the last Council meeting and suggested that a date of 14 October be set for the next action day. He would advise residents by including a note in the latest edition of the parish magazine that he would be distributing shortly.

#### Bridge jumping

7. Councillors discussed the problem of people jumping from Newenden bridge into the river Rother. Councillor Edmonds had spoken to Alex and Vanessa at the Bodiam Boating Station who had put up notices warning of the danger of bridge jumping. She had obtained pictures of spikes that could be attached to the parapets of the bridge to deter jumpers but it was thought that these were visually unsightly. It was agreed that Councillor Edmonds would raise the problem at the Highways conference on 1 November.

#### **Financial Statement**

8. The financial statement having already been circulated was agreed.

#### Invoices for payment

9. The following invoices were approved for payment:

Mr J A Leeves	Clerk's allowance & postage	£31.75
Play Safety Ltd	Inspection of children's playground	£92.40
Came & Co	Insurance renewal	£2,689.74
Mr S Siggery	Mowing children's playground Apr to July	£232.00

#### **Update on the new village hall**

10. Councillor Richardson reported that the architectural technician Rachel Newton of Hadai, had started to draw up plans for the residential dwelling that would be constructed on the site of the existing village hall once it had been demolished. She had commented that Ashford Borough Council would probably need to know the ridge heights of surrounding houses in the conservation area. Currently, the heights were only estimated and she anticipated that Ashford would require more exact figures. These could be provided by a specialist firm of digital surveyors but an additional cost would be involved. The clerk said that it had been agreed that preliminary costs such as these for the construction of the new village hall could initially be met from funds in the Selmes Management account. It was agreed that the specialist firm of digital surveyors should be engaged to provide information about the roof heights of surrounding buildings.

11. Commenting on the mechanics of the agreement to temporarily fund preliminary costs for the construction of the new village hall the clerk said that he would need to keep a note of the monies spent so that they could be accounted for when the time came to reimburse the Selmes Management account.

12. The clerk also took the opportunity to advise Councillor Richardson about insurance for public liability during the construction of the new village hall which he had obtained from Came and Co the Council's insurance brokers. Public liability insurance during construction as with other insurances for construction materials, plant and incomplete buildings should be the responsibility of the

contractor. It was therefore essential that the village hall committee should ensure when engaging a contractor that they had adequate insurance to cover all risks. As the new village hall was an extension of the cricket pavilion the clerk advised that the cricket club should be told to inform their insurers that construction work was taking place to the pavilion.

13. The chairman said that there were some items of rubbish in the porch of the village hall which needed clearing away. He also asked whether the village hall committee would be undertaking any fund raising activities. Councillor Hannavy-cousen replied that they were planning a silent auction.

14. The chairman said that he had written to the Charity Commission to ask whether there was any difficulty in replacing the current freehold of the existing village hall with leasehold for the new hall as it would be built on land belonging to the Selmes Trust. He had not yet received any reply.

### **Update on Community Land Trust (CLT)**

15. Councillor Hannavy-cousen reported that the CLT had held a meeting with Tessa O'Sullivan of Action with Communities in Rural Kent on 21 August to receive further guidance on the operation of CLT's. Ms O'Sullivan had later informed her that there had been a good response to the housing needs survey and the results would be available by the end of September. On the 14 September the CLT would hold an update meeting. It had become apparent that residents in the village did not fully understand how a CLT worked and how it safeguarded the community from unacceptable housing development and she would circulate an e mail providing guidance. A visit to Bristol CLT to see how they operated had also been arranged although this might turn out not to be comparable in scale or location. Once the CLT was established potential sites for affordable housing would be requested.

16. It was agreed that a Township meeting would be held on 31 October at which Councillor Hannavy-cousen would explain to residents how a CLT operated and discuss the results of the housing needs survey.

### **Safety inspection of children's playground**

17. The chairman said that the Playsafety report on the children's playground had identified problems with the uprights of the climbing frame and recommended that they be replaced. He had contacted a contractor to do the work who had not responded despite several reminders and it would be necessary to find another contractor. Councillor Hannavy-cousen said that she knew of a contractor and would approach him to provide an estimate of the cost.

### **Oak tree beside children's playground**

18. The chairman referred to the e-mail he had received from Tillingham Trees about the oak tree beside the children's playground from which a large branch had broken off. There were two optional recommendations. Significantly trim back the tree or fell it completely. Tillingham Trees recommended that the tree be felled at a cost of £370.00 rather than just trim it back. Councillors reluctantly agreed that the tree should be felled. There was a possible issue as to whether felling the tree required the permission of Ashford Borough Council. If permission were necessary Tillingham Trees would deal with this. The chairman said he would ask Tillingham Trees to retain any wood from the tree that might be used to construct a bus shelter.

19. It was proposed that there should later be some replanting of new trees along the boundary of the children’s playground and it was suggested that birch trees would be appropriate.

**Planning**

Pre-planning application The Oast 17/00250.

20. Mr Seal had asked Ashford Borough Council for pre-planning advice on the installation of solar panels and a wind turbine on land he owned between the White Hart and Newenden bridge. Councillors had reservations about the visual impact of a tall wind turbine, but for the moment there was no formal consultation request from Ashford to comment on the proposal.

**Highways**

21. Councillor Edmonds reported that the recent roadworks in Rye road had finished. She had e-mailed Highways to ask if they would paint double white lines on the road between the White Hart and Newenden bridge. Highways had replied saying that they were reviewing safety over the next few months in the light of the number of accidents involving casualties.

22. The chairman referred to the rights of way survey that the County Council had circulated to Parish Councils and suggested that Councillors look at it and decide whether or not to respond. Councillor Hannavy-cousen mentioned that the footpath behind Copt hall leading to Frogs Hill, was completely overgrown. The chairman said that the Ramblers Association sometimes undertook the clearance of footpaths and might be worth contacting.

**Any other business**

23. The chairman said that there had been complaints at his monthly surgery about the visibility of the campsite owned by the Bodiam Boating Station. This was of course on the Sussex side of the river and so not a matter for the Parish Council although he had spoken to Alex at the Bodiam Boating Station about it.

**Date of next meeting**

24. The next Parish Council meeting would be on 14 November. There would be a Township meeting on 31 October.

Chairman.....

Date.....

