

Aylesford Parish Council

Meeting of the Council

Minutes of the Meeting held at Eccles Methodist Church, Eccles on Tuesday 19 September 2023

Present: Councillors Sullivan (Chairman) and Councillors Balcombe, Mrs Birkbeck, Chapman, Ms Dorrington, Mrs Eves, Gledhill, Rowe, Rillie, Shelley, Smith and Walker.

In Attendance : Mrs Randall (Clerk).

Also in Attendance: Borough Councillors Roger Dalton and Robert Canon and four members of public.

Apologies: Councillors, Beadle, Mrs Birkbeck, Chapman, Mrs Ogun and Walker.

1. Apologies for absence

Apologies for Absence from Councillors Mrs Birkbeck, Chapman, Walker and Borough Councillors Davis, Keers and Williams were received, and the reasons for absence agreed.

2. Declarations of Interest additional to those contained in the Register of Members' Interests

There were no declarations of interest additional to those contained in the Register of Members Interests.

3. Chairman's Announcements

The Chairman informed those present that he has been actively trying to locate the funds held in a Halifax Account raised by Eccles residents some 30 years ago. The Funds were intended to be a contribution towards the costs of a Village Hall. This matter is ongoing.

4. Adjournment of the meeting to allow Public Participation.

A resident addressed the Council with a few points;

1. the resident thanked the Parish Council for making a submission to the Planning Inspectorate regarding the appeal of the potential Bushey Wood development in Eccles.

2. the Council was asked if it intends to speak at the public inquiry, the Chairman confirmed that Councillors Gledhill and Beadle had applied to speak. Councillor Dave Davis has also requested to speak.

3. the resident asked if the Parish Council will consult with residents over any potential use of S106 funding from the developer should the Bushey Wood development be permitted. The Chairman said that residents should look at forming a small committee to come up with ideas around outdoor sport and recreation as this is likely what the funding allocation for the Parish Council would be for. The Clerk stated that she must complete a Planning Obligations Infrastructure Statement annually for TMBC so the sooner residents can get a list together the better. She usually must submit the Statement to TMBC in June time. Once submitted that is the document that is used by TMBC when discussing the S106 agreement with developers.

4. the resident asked that if Bushey Wood is permitted will there be regular meetings with the Eccles Action Group and the Parish Council, the Chairman stated that if the Council deems there to be a need, then of course there will be meetings.

A Borough Councillor spoke about the TMBC Electoral Registration Canvass 2023. This is the annual check of the Electoral Register to ensure they have all eligible residents registered in the correct properties. It will run from July until the end of November when TMBC will then publish an updated register on 1 December 2023.

Snodland are having in depth discussions over their car park and potential charges being brought in which will be considered.

The Borough Councillor also stated that item 16 on this agenda will likely be a public consultation carried out by TMBC.

4.2 Police Report

There was no representation from Kent Police, however the Clerk referred to the July and August Police Reports for the Parish. There are a couple of errors within as the Aylesford Community Centre is mentioned having had two cars stolen from its car park. This is incorrect as the Community Centre car park is owned by the Parish Council and is private, there has not been any cars stolen from it. The correct location is one of the two public car parks that are owned by TMBC over the road.

The other error is a simple typo, the report states Paddington Wood but it should be Taddington Wood in Walderslade.

The Clerk has asked Kent Police if all reference to the Community Centre can be removed as it is incorrect. The Police have not confirmed that they can or will amend the records as they said the error has come from the control centre when the incident was called in and logged.

5. Minutes of the Meeting of the Annual Meeting of the Council held on 18 July 2023

It was proposed by Councillor Rowe and Seconded by Councillor Shelley that the Minutes of the Annual Meeting of the Council held on 18 July 2023 be **approved** as a correct record and signed.

6. Any Matters Arising from the Minutes

There were no Matters Arising.

7. To Receive and Note the Minutes of the Policy & Resources Committee

- a) It was **Agreed** to note the Minutes of the Policy and Resources Committee on 8 August 2023.
- b) It was **Agreed** to note the Minutes of the Policy & Resources Committee on 5 September 2023 (draft)

8. To Receive and Note the Minutes of the Environmental Services Committee

- a) It was **Agreed** to note the Minutes of the Environmental Services Committee on 25 July 2023. There were no matters arising.
- b) It was **Agreed** to note the Minutes of the Environmental Services Committee on 22 August 2023 (draft). There were no matters arising.

9. To Receive and Note the Minutes of the Planning Committee

- a) It was **Agreed** to note the Minutes of the Planning Committee on 18 July 2023
There were no matters arising.
- b) It was **Agreed** to note the Minutes of the Planning Committee on 25 July 2023.
There were no matters arising.
- c) It was **Agreed** to note the Minutes of the Planning Committee on 8 August 2023.
There were no matters arising.
- d) It was **Agreed** to note the Minutes of the Planning Committee on 22 August 2023.
There were no matters arising.
- e) It was **Agreed** to note the Minutes of the Planning Committee on 5 September 2023 (draft). There were no matters arising.

10. To Receive the Report of the County Councillor

There was no County Councillor present, and no report was provided.

11. To Receive the Report of the Borough Councillor(s)

Councillor Robert Canon introduced himself, he stated that the Joint Transport Board at TMBC is set to be abolished soon.

See attached report at Appendix A from the Borough Councillors for Aylesford North and North Downs Ward.

Noted

12. Accounts for Payment

The Council considered the Payment Schedule attached to the Agenda and Councillor Ms Dorrington proposed and Councillor Mrs Gadd seconded and it was **Resolved** that 27 payments totaling £7,371.46 be made.

13. Council Vacancies

There are currently no vacancies.

Noted

14. Decisions taken under S101 Delegated Authority

The Clerk reported that only one decision had been taken, which was to respond to a Planning Application in Woodlands Avenue Aylesford. Members wanted clarification over who the applicant was for a particular application and asked the Clerk to make some enquiries. This was done and the Clerk consulted with the relevant members and a comment of No Objection was agreed and submitted.

Noted

15. New Safety surfacing for the Roundabout in Eccles Recreation Ground

The Clerk reported that the roundabout in Eccles Recreation Ground needs new safety surfacing. Two companies were asked to quote, with the cheapest being £4,000 net. It was **Resolved** to proceed with the work.

Closed

16. Proposed Car Park Charges in the two TMBC owned public car parks in Aylesford

The Chairman reported that TMBC are once again considering the introduction of parking charges for the two public car parks in Aylesford.

After discussion a couple of suggestions were raised

1. Can the overflow car park be for residents permit parking only as they should have a guaranteed space.
2. Consideration should be given to the first hour being free or even 30 minutes as this will help with things like the school drop off, or those who are not going to be very long at all.

If TMBC approves the introduction of parking charges in its two public car parks the Parish Council may need to have further discussions around its own private car park as this will be negatively affected by TMBC's decision.

17. To Consider Any Other Items of Correspondence

There was no Any Other Correspondence

18. Duration of Meeting

7.35pm to 8.07pm

REPORT TO AYLESFORD PARISH COUNCIL 19th September 2023

**By the Tonbridge and Malling Borough Councillors for
Aylesford North and North Downs Ward
Councillors Dave Davis Alex McDermott and Roger Dalton**

ANNUAL ELECTORAL REGISTRATION CANVASS 2023

We have been asked to publicise the important annual TMBC electoral registration canvass. The text of the email to us is at Annex A to this report.

Please could you publicise this as much as possible.

BUSHEY WOOD APPLICATION

Trenport have now gone to appeal on the Bushey Wood planning application. The appeal will be by inquiry and will be heard at TMBC's Gibson building in Kings Hill starting at 09:00 on 17th October 2023 and will run for 4 days.

All the evidence and comments sent in by the public and parishes for TMBC's consideration as part of the planning application will be passed to the inspectors who will review it all again.

The deadline for further written submission was 19th July. No further written submissions will be accepted.

Dave has put in a written submission and asked to speak. If new matters come to your attention that you want raised speak to Dave and he may be able to raise them in his verbal submission.

Your own member Roger Gledhill has the more powerful voice, as a Rule 6 participant, and should be able to raise any matters he wishes to.

NURSERY ROCHESTER ROAD AYLESFORD

We reported to your last meeting on planning application TM/23/01072/FL. Proposed change of use of land, on Rochester Road Aylesford, from a nurse (plants) to mixed equestrian and a holiday park comprising 7 mobile homes, 4 serviced camper van places and a recreational area.

We made it clear, that if officers were minded to approve this application, that we wanted it called into Area 3. We have received early notification, that officers are minded to refuse this application, for the planning law reason that it does not conform to the present TMBC Core Strategy Policy CP14, on a number of critical issues. As such we do not intend to call this into Area 3 unless more senior officers change the case officers decision.

There will be a delay in publishing the final decision as this will now be linked with what to date has been the separate enforcement action on this site.

LAND NORTH AND EAST OF 266 & 268 ROCHESTER ROAD AYLESFORD

This application TM/23/01255/FL was for a new agricultural barn for plant and machinery storage. The application was refused for the following reasons:

The proposed development would be highly visible from Rochester Road and would therefore form a prominent feature within the countryside setting. This situation, coupled with the size, height, and overall scale of the building would result in undue visual dominance that would adversely affect the landscape and rural character of the surrounding area contrary to policies CP14 and CP24 of the Tonbridge and Malling Borough Core Strategy 2007, policy SQ1 of the Managing Development and the Environment DPD 2010 and paragraph 130 of the National Planning Policy Framework 2021.

2. The applicant has not demonstrated that the building is required for agricultural storage purposes or sought to justify the harm that it would impose upon the countryside setting. Accordingly, the principle of the proposed development is unacceptable and contrary to Policy CP14 of the Tonbridge and Malling Borough Core Strategy 2007.

In reaching this decision, the Local Planning Authority has had appropriate regard to the provisions of paragraph 38 of the National Planning Policy Framework 2021.

ENFORCEMENT ACTIONS IN PROGRESS

LAND REAR OF MACKENDERS LANE ECCLES AYLESFORD KENT

We reported this to your last meeting.

Your Council raised no objection to application TM/22/01389/AGN for a barn to be constructed in the field adjacent to the houses on Hale Farm bend on Pilgrims Way,

The landowner has erected a mobile home and access onto Pilgrims Way which is the subject of the enforcement action.

There is nothing new to report on this action but further visits have been made by the enforcement officer.

LAND ON FORMER SCOUT CAMP WARREN ROAD

There is nothing new to report on this since our last report except that the landowner has not paid the fines imposed by the due date. It is for the courts to take recovery action.

This is still a live enforcement case and we will keep you informed of progress.

EMAIL TEXT ON THE TMBC ANNUAL ELECTORAL REGISTRATION CANVAS

Dear Councillors

It is the time of the year again that we must undertake Annual Canvass. Annual Canvass is the annual check of the Electoral Register, to ensure we have all eligible residents registered in the correct properties. It will run from July until the end of November, when we will then publish the updated register on 1 December 2023.

Just a reminder about the changes to the process. It was ascertained that a high percentage of people do not move each year, so resources are wasted chasing people to respond, when there have not been any changes in registration in the property. Also the new process allows us to make use of other ways of contacting electors to ascertain if everyone in the household is registered, such as email and telephone.

The process starts by uploading our register data via the Cabinet Office to the DWP site, on a set date, to be compared with the DWP data. Our date was **28 July 2023**. From this comparison the entries either match (green) or don't (red). The results were sent back down to us the following day and have been downloaded into our electoral system. Then the households are set into 3 routes.

Route 1 – Households that have matched – likelihood is there are no changes to these properties – these Households will receive either:

- an email, (if we have an email address for someone in the property), informing them of the details we hold, which they **must** respond to, to confirm that the details are correct or changes made, if they do not respond they will then receive a CCA letter.
- Or a letter (if no email addresses held), CCA, which informs them of the details we hold, which they only must respond to if there are any changes. No further chasing is undertaken.

Route 2 – Households that have not matched due to possible changes in the property or having no one registered there – these households will receive up to 3 communications from us, this is a legal requirement.

- a Canvass Form,
- an email reminder (if we have an email address for that property) or a telephone call (if we have a telephone number),
- a house visit from a canvasser with a tablet,
- a final reminder Canvass form.

Route 3 – These are properties that are different to normal households, such as care homes, HMO's, etc. There will be a letter sent initially and then they will be contacted either by telephone or in person to arrange a visit.

We have started with the **Route 2** Properties this year, their Canvass forms left on **15 August**. VRO's (Voter Registration Officers) will be knocking on doors chasing non-responses from around **8 September**. Then we will send the **Route 1** Property communications mid-September and lastly **Route 3** at the end of October.

We would be grateful if you could encourage your residents to respond, if they must, via one of the digital routes, either online, telephone or text, not only to reduce the amount of paper my team will have to handle, but to save much needed Borough funds.

Many thanks for noting this and your assistance, and if you require any further information, please do not hesitate to contact me.