

Aylesford Parish Council

Meeting of the Council

Minutes of the Meeting held in St. Albans Church Blue Bell Hill on Tuesday 19 November 2024

Present: Councillors Sullivan (Chairman) and Councillors Balcombe, Mrs Birkbeck, Craig (arrived late at 7:34pm) Ms Dorrington, Mrs Eves, Mrs Gadd, Gledhill, Ludlow, Rillie, Sharp and Smith

In Attendance: Mrs Randall (Clerk)

Also in Attendance: Borough Councillor Davis

1. Apologies for absence

Apologies for Absence from Councillors Chapman, Fuller, Hammond, Mrs Ogun, Ms Oyewusi, Shelley and Walker were received, and the reasons for absence agreed. Councillor Hammond has been unable to attend a meeting for six months due to his duties as Mayor, therefore it was Agreed to extend the apologies from Councillor Hammond to the next meeting. Apologies also received from Borough Councillors Cannon and Dalton.

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 members he had attended Remembrance Sunday at the Royal British Legion and Armistice Day also at the Royal British Legion both of which he laid a Wreath on behalf of the Parish Council. They were both good services and well attended.

4. Adjournment of the meeting to allow Public Participation.

There were no members of public present.

4.1 Police Report

There was no representative from Kent Police, however the Clerk stated that she is still receiving regular visits and correspondence from PC Warner.

4.2 To receive the report of the County Councillor

No report was received.

4.3 To receive the report of the Borough Councillors

The report (attached at Annex A) was pre-circulated and tabled.

Councillor Davis explained that following the approval of the Bushey Wood outline application he and Councillor Ludlow recently met a small group of concerned residents. The purpose was to discuss the sort of things they may be able to influence to the advantage of the residents of the Eccles village. Councillor Davis requested financial support from the Parish Council to pay for the hire of a hall (likely to be the school hall) on about three occasions and to arrange printing of leaflets (A4) to be distributed to all households in Eccles. Both of which will be aimed at trying to get a feel for what residents want from developer contributions.

Councillor Davis clarified that he would develop the leaflet, therefore putting no additional workload onto Council staff and it will be delivered by himself, Councillor Ludlow and volunteers.

He also suggested that there be a representative on the group from the Parish Council who does not live in Eccles and Councillor Craig volunteered for this role.

After discussion it was **Agreed** that the Parish Council will pay for hall hire on three occasions at two hours a time.

It was also **Agreed** that the Parish Clerk be authorised to look at professional printing costs once she has the leaflet.

Should there be a need for any further hall hire after the agreed number has been used then Councillor Davis will need to seek the agreement of the Council.

5. Minutes of the Meeting of the Council held on 18 September 2024

It was proposed by Councillor Balcombe and Seconded by Councillor Rillie that the Minutes of the Council held on 18 September 2024 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 October 2024. There were no matters arising.

b) It was Agreed to note the Minutes of the Policy & Resources Committee on 5 November 2024 (draft). There were no matters arising.

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 8 October 2024. There were no matters arising.
- b) It was **Agreed** to note the Minutes of the Environmental Services Committee on 5 November 2024 (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 September 2024. There were no matters arising.
- b) It was **Agreed** to note the Minutes of the Planning Committee on 8 October 2024. There were no matters arising.
- c) It was **Agreed** to note the Minutes of the Planning Committee on 5 November 2024 (draft). There were no matters arising.

10. Accounts for Payment

The Council considered the Payment Schedule attached to the Agenda and Councillor Balcombe proposed and Councillor Mrs Gadd seconded and it was **Resolved** that 17 payments totalling £10,976.87 be made.

11. Council Vacancies

There is currently one vacancy for Eccles Ward.

Noted

12. Decisions taken under S101 Delegated Authority

No decisions have been taken under S101 Delegated Authority.

Noted

13. To consider moving the meetings scheduled for 3 December 2024

The Clerk explained that the Council will not have the Council Tax Base from TMBC before the scheduled meeting, which makes it difficult to set the fees for items like Recreation Ground Hire and Cemetery fees. The Clerk said she could set the fees to be agreed at the Policy and Resources meeting on 3 December and the Council could, tonight, agree to permit herself in conjunction with the Chairman and Vice Chairman to make any minor amendments to the fees/charges, once the Council Tax Base is received. The Clerk confirmed that the setting of the 2025/26 Precept will be done at the January Policy & Resources Meeting in the normal way and then to Full Council for ratification.

A Councillor asked that if there were any amendments could it be communicated to all Councillors. There is no problem with this, but no decisions can be made via email, it would simply be an information sharing exercise as the decision will be made between the Clerk, Chairman and Vice Chairman.

It was agreed the meeting scheduled for 3 December 2024 will not be changed. After discussion it was **Resolved** to permit the Clerk, Chairman and Vice Chairman to make changes if necessary.

14. Consider Any Other Items of Correspondence

The Clerk informed those present that she had received correspondence from the Kent Film Office informing the Council that filming of Aylesford Bridge, Aylesford High Street, Station Road, Rochester Road, Vicarage Close and Forstal Road will take place on the 21 November 11am to 13:30. The filming will be of general views of the local area.

15. Duration of Meeting

7:21pm to 8:04pm

REPORT TO AYLESFORD PARISH COUNCIL 19th November 2024

By the Tonbridge and Malling Borough Councillors for

Aylesford North and North Downs Ward
Councillors Dave Davis, Alex McDermott and Roger Dalton

Aylesford South and Ditton Ward
Councillors Rob Cannon, Steve Hammond and Colin Williams

Walderslade Ward
Councillor Des Keers

ALL WARDS ITEMS

TMBC PARISH PARTNERSHIP PANEL – 21ST NOVEMBER 24

1. The next Parish Partnership Panel will take place on 21st November as a Face-to-Face meeting in the Council Chambers.
2. This is a great opportunity to work with other parish and town councils and deal with problems that concern you all.
3. There is a very interesting agenda and hopefully the new Chief Executive will be in attendance but that is to be confirmed .
4. There will be a presentation on ASB.

AYLESFORD NORTH & NORTH DOWNS ISSUES

LAND AROUND ECCLES

5. There was a very useful meeting, set up by your Cllr Arron Ludlow, and attended by Cllr Dave Davis, on 29th September with a group of concerned Eccles residents. They accepted that stopping the Trenport development was now a lost cause, following the Planning Inspectorate's approval of the outline planning permission for the scheme last year.
6. We now need to look to the future. Detailed discussion will be taking place between TMBC planners and Trenport on the details of the development and it is for your Council, the people of Eccles and us TMBC councillors, to put in any discussion points we have. There will be a very restricted budget but there are many things that we may be able to effect to the advantage of future residents of Eccles.

7. The outline planning approval finalised the location of the road system and it is now for Trenport and KCC to agree the final details. In the group discussion, it was clear that there are options, that would benefit the village, with speed limits, 7.5 tonne limitations, crossing points and the like. These need to be worked up and passed to TMBC planners to be passed on to KCC.

8. For the rest of the development there is more scope for input. At the meeting we discussed:

- a. Parking, this will be very challenging, but we should give TMBC planners our thoughts on this.
- b. Electric charging points in the village.
- c. Who should control village assets, a developer's Service Management Company or an organisation like the parish council.
- d. Allotments.
- e. Sports pitches and sports pavilions.
- f. Village hall.
- g. Eccles recreation ground improvement. This may be limited because it is outside the scheme project area.

9. We may need to run some public exhibitions in Eccles and to put out a leaflet and a survey to get a good feel of what the village wants and needs. Social media action could also be useful.

10. **Help from Aylesford Parish Council.** As part of assessing what the village wants, could Aylesford Parish council help in two ways:

- a. **Funding.** Support for hire of halls, cost of leaflet printing and any other similar small expenses?
- b. **Councillor Support.** It would be beneficial to have experienced councillor support from outside Eccles at future Group meetings and at public meetings and to help assess and advise on future assets Eccles should be considering?

ENFORCEMENT ACTIONS IN PROGRESS

Nursery Rochester Road Aylesford

11. There is no change on the new application which has been appealed and is with the Planning Inspectorate. All other enforcement action must wait for the outcome of that appeal.

Land Rear of Mackenders Lane Eccles Aylesford Kent

12. There is no change on this application.

13. There is a farm building that has been largely built. It is a building for farm use such as storing farm machinery. This building is permitted development.

14. There is also a caravan on site that is been occupied during the period of construction of the permanent building above which is permitted during that construction. A meeting has been held with the owner and TMBC Enforcement Officers and there is still work going on the approved building. As such continued use of the caravan is lawful until that work stops.

Land On Former Scout Camp Warren Road

15. There is no change on this which is in the hands of the over stretched court system awaiting further prosecution.

Land North of Lower Warren Road and East of Warren Road

16. This is now complete. All the enforcement actions identified have been done. That does not mean that the owner can't live in the stables but all the work to make it habitable has been removed as per the refusal of 22/00417/NMA and this case is now closed.

AYLESFORD SOUTH AND DITTON

17. **Bradbourne Development.** This is for information. There is a major planning application for the development known as Bradbourne, running from the west of Hermitage Lane through to Kiln Barn Road in Ditton. It will not now be coming before Area Planning Committee 3 until March next year at the earliest, but it could be much later than that. Apparently, there is a National Highways holding objection and other unspecified issues.

WALDESLADE WARD

TADDINGTON VALLEY WOODLAND MANAGEMENT PLAN UPDATE|

18. TMBC have agreed the Taddington Valley Woodland Management Plan with the Forestry Commission and have gone out to tender with three contractors to complete the works by 31st January 2025. There will be a publicity campaign to inform the public of this before it starts.

19. The selected Kent based contractor will coppice and pollard the trees in Compartment 6 (the first area). This compartment is located at the Robin Hood Lane end of the site, see map attached.

20. There are several footpaths and some are 'Public Rights of Way' crossing this part of the site, and public safety is a major consideration during the work. TMBC has liaised with the KCC Public Rights of Way team to consider the options and most appropriate way to carry out the work, it may prove necessary to close some paths, but the final decisions will follow discussion between the contractor and KCC. Utility service checks for the site are also in progress.

