

KEMSING PARISH COUNCIL

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**Minutes of a Meeting of the Parish Council held in the Small Hall,
St. Edith Hall, Kemsing, on Wednesday, 18 August 2010 at 8.00 p.m.**

PRESENT: Mrs. M. Cole (in the Chair)
Mr. D. Bennett, Mr. P. Burfield, Mr. B. Buttifant, Mr. R. Dawes,
Mr. G. Croughton, Mr. P. Eaton, Mrs. W. Ross, Mr. I. Rungay, Dr. P. Walker,
Mr. A. Waters, Mrs. R. Wedderburn

IN ATTENDANCE: 5 Members of the Public
Mrs. Y. Tredoux (Clerk)

APOLOGIES: None received.

Councillors were reminded to disclose personal and prejudicial interests on matters to be considered at this Meeting.

1. **MINUTES**

Mrs. Cole proposed :

"That the Council approves the Minutes of the Meeting held on 21 July 2010, Reference KPC/07/10."

CARRIED unanimously

2. **MATTERS ARISING FROM THE MINUTES**

(a) Request from PACT meeting to install speed indicator devices - safer roads (Minute 2(a) KPC/07/10)

No further progress was reported.

(b) BT's proposal for the Council's adoption of red telephone kiosk (Minute 2(c) KPC/07/10)

BT confirmed that legal ownership had been transferred to the Parish Council. Councillors considered whether the kiosk should be insured for structural damage.

RESOLVED: The kiosk would not be insured for structural damage.

Representatives from the Noah's Ark Residents' Association (NARA) confirmed their original offer to carry out ongoing maintenance work to keep the kiosk in good order and extended their appreciation to Councillors for their efforts in acquiring the kiosk.

RESOLVED: That an agreement between NARA and the Parish Council be drawn up, clearly stating the terms of reference of the arrangement for NARA to maintain the kiosk on behalf of the Parish Council.

(c) Refurbishment of notice board in West End (Minute 2(d) KPC/07/2010)

Refurbishment had been arranged and the work was expected to be carried out during the next few weeks.

(d) Archive Store KHC (Minute 2(e) KPC/07/10)

The signed lease was awaited from the Solicitor.

Mr. Burfield proposed and Mrs. Cole seconded:

"To approve payment of £811-46 (Excluding VAT) relating to the Solicitor's fees for the preparation of the lease."

CARRIED 10 in favour, 2 abstentions

(e) Capital projects (Minute 3(b) KPC/07/10)

Members considered the following suggestions for capital projects.

1. *Refurbishment of both play areas*

Mr. Rungay reminded Councillors that the Parish Council had undertaken to pursue the refurbishment of both play areas, which could not be followed through as the Council was unsuccessful in obtaining grants. Mr. Rungay and Mrs. Ross both felt that the play areas should be completely refurbished. The Common Field play area could be designed to cater for young children and the Nightingale Road play area could possibly be improved for older children.

2. *Car park*

The existing lease between Sevenoaks District Council and the owner of the land, Enterprise Inns, expires in 2016. The car park is a very important and well-used facility in the village and Mr. Eaton, expressing concern regarding the future of the car park, said that the Council should endeavour to ensure that it is retained for the benefit of the village. Other Members thought that the Council should delay making enquiries until the result of the Autumn Public Sector Review had been published as there was currently no indication of Sevenoaks District Council's stance on the matter. Councillors voiced their separate opinions through a lengthy debate.

3. *Bus service from Kemsing to Otford*

Although not a capital project, Mr. Waters suggested that the Parish Council makes an offer to Arriva subsidise a weekly service between Otford and Kemsing. Mr. Croughton pointed out that there is already an hourly service to Otford, albeit through Sevenoaks and it was felt that this would not be a viable option.

4. *Refurbishment of St. Edith Hall kitchen*

Mr. Bennett said that potential hirers might be discouraged by the current condition of the kitchen, which needed modernising. Mr. Rungay (Hall Trustee) pointed out that the St. Edith Hall Management Committee had conducted a number of surveys and concern regarding the kitchen and appliances had never been raised. Mrs. Joyce Course who was present remarked that she had felt the kitchen equipment was inadequate for cooking food for her annual Hospice.

5. *Improve lighting in Main Hall, St. Edith Hall*

Mr. Bennett said that the ambience in the hall was not attractive to private functions and should be improved.

6. *Historical displays*

Mr. Buttifant said that information boards containing the history of Kemsing would be beneficial and The Well area could be an ideal site.

In regard to the above discussions the following proposals were made:-

Item 1 above:

Mr. Rungay proposed and Mrs. Ross seconded:

"That money be allocated to the enhancement of the playground facilities at both the Common Field Recreation Ground and Nightingale Road Recreation Ground play areas."

CARRIED 8 in favour, 0 against, 2 abstentions

Item 2 above:

Mr. Eaton proposed and Mr. Waters seconded:

"That the Council writes to Sevenoaks District Council and ask them to contact Enterprise Inns to see if they would be willing to sell the land to Sevenoaks District Council."

Dr. Walker proposed, seconded by Mr. Dawes:

"To amend the above proposal by removing 'to Sevenoaks District Council'."

CARRIED 8 in favour 3 against

The Council resolved to vote on the proposal as amended which read as follows:

"That the Council writes to Sevenoaks District Council and ask them to contact Enterprise Inns to see if they would be willing to sell the land."

CARRIED 10 in favour, 2 against

Mr. Bennett proposed, seconded by Dr. Walker:

"That the Council earmark the amount of money from the previous sale of land (£115,000) for the possible purchase for the car park should that become necessary."

CARRIED 11 in favour, 1 abstention

Item 4 & 5 above:

Mr. Burfield proposed and Mr. Waters seconded:

"That the Council writes to the St. Edith Hall Management Committee asking them to put forward proposals for the refurbishment of the Hall, which would include upgrading the kitchen and improving the lighting in the Main Hall."

CARRIED 11 in favour, 1 abstention

(f) West End – safety issues on footpath (Minute 3(e) KPC/07/10)

A site meeting with representatives from Kent Highway Services, Kemsing Parish Council, West Kent Police and Kemsing Primary School will be arranged in early September when the school has started again. County Councillor Mr. N. Chard, District Councillors Miss L. Stack & Mrs. E. Moore, Parish Councillors, residents and shop keepers would also be invited.

3. **COMMITTEE AND OFFICER REPORTS**

(a) Planning Committee

Mr. Dawes proposed and Mr. Waters seconded:

"To approve the Minutes of the Meeting held on 26 July 2010, Reference P/12/2010."

CARRIED unanimously

Mr. Dawes proposed and Mr. Waters seconded:

"To approve the Minutes of the Meeting held on 9 August 2010, Reference P/13/2010, subject to the following amendment:

Item 1 "miligates should read militates"

CARRIED unanimously

(d) Report from Chairman

Oaks Steering Group – Letter of appreciation for donation was noted.

Change in refuse collection dates – All householders affected had received a letter from Sevenoaks District Council.

CPRE – An invitation to a special evening event on 13 September was noted.

9.15 p.m. Mr. Dawes briefly left the Meeting.

Planning and Community Involvement – A document from the National Association of Local Councils had been noted. The Department of Communities and Local Government announced their plans for the Community Right to build as part of the Coalition Government's Big Society Plans. The Right to build will allow a community organisation "to go ahead with development without the need for an application for planning permission, if there is overwhelming community support for the development and minimum criteria are met."

9.20 p.m. Mr. Dawes returned to the Meeting.

*Mr. Croughton proposed and Mr. Bennett seconded:
"That the Parish Council opposes the above statement relating to uncontrolled planning."
CARRIED 9 in favour*

(e) Reports from Councillors

Mr. Waters noticed that Jubilee Footpath was overgrown. Mr. Farrow would be asked to cut back the vegetation. The Public Rights of Way Officer would also be asked to install a footpath sign at the entrance from St. Edith Road. Mr. Croughton offered a Stone Footpath Marker which he has been storing.

4. **QUESTIONS FROM THE PUBLIC & PRESS**

Questions from Members of the Public and Press were taken elsewhere during the Meeting.

5. **DONATIONS & SUBSCRIPTIONS**

(a) Kent Wildlife Trust

Mr. Bennett, Mr. Rungay and Mrs. Wedderburn declared personal interests as being Members of the Kent Wildlife Trust.

Mrs. Cole proposed:

*"That the Council renews the annual membership of £41."
CARRIED unanimously*

(b) Vitalise

A request for financial assistance had been declined.

6. **FOOTWAY IN FRONT OF No's 38 - 52 CASTLE DRIVE, KEMSING**

Correspondence between residents and Kent Highway Services regarding ownership of footway directly in front of the abovementioned properties were noted. Kent Highway Services categorically stated that the footway in front of these properties had not been transferred when the majority of the road had been transferred from Sevenoaks District Council to Kent Highway Services and for this reason resurfacing requests had been rejected.

Mrs. Cole pointed out that planning permission for these properties had been granted in 1959 and confirmed that the District Council had previously maintained the footways.

Mr. Burfield said that a Land Registry search had confirmed that the developer in 1959 had intended the land to be adopted by Kent County Council in the same way as the roads and other pavements, but that it would appear that this did not actually occur formally.

RESOLVED: That the Council writes to Sevenoaks District Council (with a copy to County Councillor Mr. N. Chard), pointing out that according to the Land Registry documents of 1959 the Parish Council assumes that ownership should have been passed over to Kent Highway Services.

7. **WEST END CONVENIENCE STORE - PREMISES LICENCE APPLICATION**

Members noted the following applications:

- Increase current trading hours (7 a.m. to 7 p.m. - Monday to Saturday and no trading on Sundays or Bank Holidays) to 7 a.m. to 11.00 p.m. – Monday to Saturday and 7.00 a.m. to 10.00 p.m. on Sunday and Bank Holidays.
- Premises Licence for the supply of alcohol from 8.00 a.m. to 11.00 p.m. – Monday to Saturday and 9.00 a.m. to 10.00 p.m. on Sunday and Bank Holidays

Mr. Croughton proposed and Mr. Eaton seconded:

*"That the Council supports the proposed opening hours between 7 a.m. and 9.15 p.m. every day of the week, including Sundays and Bank Holidays."
CARRIED 8 in favour, 3 against 1 abstention*

Mr. Croughton proposed and Mr. Eaton seconded:

"That the Council supports the proposed licence application for the supply of alcohol from 8 a.m. to 9.15 p.m. Monday to Saturday and from 9.00 a.m. to 9.15 p.m. on Sundays and Bank Holidays."

CARRIED 10 in favour

8. **ACCOUNTS FOR PAYMENT**

Mr. Burfield proposed and Dr. Walker seconded:

"That the Council approves the payment list (Vouchers 115, 117, 118, 120-136) and notes the receipt list (Vouchers 113, 114, 116, 119, 137)"

CARRIED unanimously

9. **INFORMATION REPORT**

The Information Report was noted.

10. **MATTERS TO BE RAISED AT THE NEXT MEETING & GOOD NEWS**

(a) Mr. Rumgay was pleased to report that the Developer had agreed to resurface the track leading from the Church to the new development at the old Youth Hostel site.

(b) Mr. Rumgay suggested that the Council discuss the feasibility of a roundabout at the junction with Dynes Road and Knavewood Road.

11. **DATE OF NEXT MEETING**

Wednesday, 15 September 2010.

The Meeting closed at 9.45 p.m.