

BLEAN PARISH COUNCIL



Minutes of the Parish Council Meeting held on Monday 11th September 2023. Sheet 2321

Those Present: Cllr. P. Hutt (Chairman); Cllr. H. Samuelson (Vice-Chairman); Cllr. J. Russell; Cllr. A. Jeffers; Cllr. G. King and Clerk Mrs D. Horswell.

Also present: Cllr. A. Ricketts; Ward Cllr. D. Smith; Ward Cllr. S. Jupe and three members of the public.

1. Apologies for absence: Cllr. M. Akers – Work Commitments.

The Chairman welcomed everyone to the meeting.

2. Changes to DPI's & Declarations of Interest in matters to be discussed: No changes in DPI's. Declaration of Interest declared by Cllr. King in all matters to do with the Village Hall.

3. To Approve: Minutes of the last Meeting: of 10th July 2023.

Proposed by Cllr. Samuelson, Seconded by Cllr. Jeffers.

The Minutes were approved and AGREED by all Members present and signed by the Chairman as a true record.

4. Finance:

4.1 Invoice Payments (Banking Report **August** circulated to Cllrs. for approval between meetings.)

DD	Lili Waste Services	Waste Collection August	£102.38 (Vat £17.06)
Bacs	Mr K Waddington	Handyman Wages July	£180.57
Bacs	Mrs D Horswell	Clerk Salary July	£809.26
Bacs	Mrs D Horswell	Printer Paper & Ink Carts	£40.89
Bacs	HMRC	PAYE & NIC July	£218.65
DD	XLN	Telephone & Broadband August	£81.13 (Vat £13.52)

Total Paid Out: £1,432.88

Paid in:

CCC – Grant from 3 Ward Cllrs. (£100 each) towards new picnic table	£300.00
BVHMC – Waste Collection May & June	£95.36

Bank Statement as at 31st July 2023 - Current Account £54,234.99

(This does not include all the outgoing transactions in this banking report).

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For Approval Invoice Payments (Banking Report **September** circulated to Cllrs. prior to the meeting.)

DD	Lili Waste Services	Waste Collection September	£102.38 (Vat £17.06)
Bacs	Mr K Waddington	Handyman Wages August	£180.57
Bacs	Mrs D Horswell	Clerk Salary August	£809.26
Bacs	HMRC	PAYE & NIC August	£218.65
DD	XLN	Telephone & Broadband September	£81.13 (Vat £13.52)
Bacs	BVHMC	Hall Hire September	£24.00
Bacs	CCC	Election Expenses 4/5/2023	£140.24
Bacs	Meadow Grange	Ant Powder & Seat Varnish	£46.95 (Vat £7.83)
DD	ICO	Annual Data Protection Fee	£35.00
DD	Ben Bowles	Cutting & Baling Nature Reserve	£516.00 (Vat £86.00)

Total Paid Out: £2,154.18

Bank Statement as at 31st August 2023 - Current Account £52,760.15

(This does not include all the outgoing transactions in this banking report).

All Members present **APPROVED** and **AGREED** the payments.

5. Planning: (Planning Report for discussion circulated to Cllrs. prior to meeting)

PLANNING REPORT August & September 2023

Planning Applications:

23/01088 - Retrospective application for single-storey detached agricultural storage building - Lyndale, 24 School Lane - Blean Parish Council are disappointed that this application is Retrospective, and note that it was previously refused and dismissed at Appeal due to not sufficiently demonstrating the use of the land for 10 years between 2011 and 2022.

23/01024 - Detached two storey dwelling and single storey detached car port - 36 Tile Kiln Hill - Blean Parish Council objects to this application on the same grounds as the previous application: Unacceptable rear land infill contrary to linear development;_Not identified in housing need survey;_Lack of visibility splays;_Impact on the neighbouring properties;_Additional traffic;_No gray water harvesting;_Impact upon PTP technology;_Lack of vehicle charging points.

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23/01231 - Detached two-storey dwelling - **51 Whitstable Road** - **Blean Parish Council object to this cramped backland form of development which is out of keeping with the surrounding development. The proposal will be overbearing and overshadow the bungalow to the north. Also, object to this plan because of the nutrient neutrality issues at Stodmarsh due to the extra output to existing sewerage infrastructure.**

23/01201 - T.P.O No.26 of 1990, T1 - T21 - To cut back laterally 21 Oak trees up to a maximum of 5-6 metres, trees located in paddock and overhanging from neighbouring land - **3 Woodville** - **Blean Parish Council has no objections to this application.**

23/00973 - Creation of new vehicle crossover - **47 Blean Common** - **Blean Parish Council has no objection to this application subject to the existing ditch in front of the property not being affected.**

23/01317 - TPO No 26 1990, To Coppice area of woodland approx. 2 acres but retaining all single stem trees - **117 Blean Common** - **Blean Parish Council has no objection to this application.**

23/01354 - Two-storey side and rear extension, porch to front elevation, single-storey detached garage together with replacement boundary fence following demolition of existing single-storey side extension - **2 Honey Hill** - **Blean Parish Council has no objection to this application.**

23/01436 - Application for Listed Building Consent for external and internal alterations including insertion of doors, replacement windows from timber to timber, window to door, installation of wood burner and flue with flue cap to chimney, removal of ceiling, rooflights, replacement bay window to ground floor - **Church Cottage, Tyler Hill Road** – **Comments by 15th September**

Decision Notices by CCC:

23/00865 - First floor side extension and single storey rear extension following demolition of garage - **124 Blean Common** – **GRANTED**

23/00527 - Change of use of field for use as riding arena - **The Hay Barn, Denstroude Lane** – **GRANTED**

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23/00912 – Detached single-storey garage - **11A School Lane** – **GRANTED**

22/02574 - Application for Listed Building Consent for replacement timber windows and replacement porch – **12 Honey Hill** – **GRANTED**

23/01024 - Detached two storey dwelling and single storey detached car port - **36 Tile Kiln Hill** – **REFUSED**

23/01265 - Application for lawful development certificate for proposed installation of Solar PV panels to roof and EV charging point to garage wall – **18 School Lane** - **Would be lawful**

23/01201 - T.P.O No.26 of 1990, T1 - T21 - Crown lift the lateral limbs to appropriate growth points up to 8 metres height along length of the field and woodland boundary including over the stables - **3 Woodville** – **GRANTED**

5.1 Planning Breach 23/01354 2 Honey Hill

Ward Cllr. Ricketts reported that a Planning Officer had attended this site last week and spoken to the applicant who understands that any work being done is at their own risk. The Parish Council are disappointed that this practice is allowed to happen.

CCC Planning are waiting to hear from KCC that they are happy with the revised plans for a turning circle.

It was noted that some lovely trees have been taken down and BPC would hope that substantial landscaping will be taking place on the site.

23/00973 - Creation of new vehicle crossover - **47 Blean Common**

Although this application has not yet been decided it has been noted that the ditch at the front of the property has been filled in despite the Parish Council commenting that this must not be allowed to happen as the ditches in the village are important for drainage.

Report to CCC and KCC.

6. Reports from County Cllr. and Ward Cllrs:

6.1 Ward Cllr. Ricketts reported on:

The Local Plan Working Group is in discussion on the Draft Local Plan which, hopefully, will be out for consultation before Christmas.

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Parish/CCC meetings are to be resumed to discuss the Parish Charter, Capital Grants etc.

Transport issues need to be included in Parish Council's HIP Plans.

KCC are very short of money.

RAAC – concrete in public buildings – none reported at the moment in this area.

The bin strike is over and all the household waste bins and 70% of recycling have been emptied today. Extra crews are working to clear the backlog. Residents won't get charged for green bins until a month later next year.

6.2 Ward Cllr. Smith reported on:

PSPO consultation

7. Reports and Updates:

7.1 Village Hall Report: - Cllr. King

It has been a quieter month than usual for bookings due to the summer holidays.

Discussions are taking place on replacing some of the car park posts.

7.2 N.H.W:

All relevant reports are circulated to Cllrs.

7.3 Footpath Report: Cllr. Samuelson and Cllr. Russell.

The footpaths are not in a bad condition.

Cllr. Samuelson reported that the footpath behind the school has been resurfaced.

7.4 Highways Report: Cllr Jeffers.

Nothing to report.

Cllr. Hutt mentioned a motorbike that is driven at high speed on the A290.

It was noted that there had been a Police speed check recently by The Hare pub.

7.5 Speedwatch Report: Cllr. Akers and Cllr. Russell.

The speedwatch sessions have started with results put on the website.

7.6 KALC Report: Cllr. Russell.

No KALC events to report.

7.7 Clerks Report:

The plants in the planters by the bus shelter at TH Rd/Blean Common junction are dying due to ants.

Ken has started to clear the flower beds on the area in front of the shops although this is on land owned by the owner of the shops and flats.

The lower branches of the trees on The Green have been cut to enable Landscape Services to mow the area.

We are waiting for Landscape Services to provide a quote for digging out and cutting the ditch in the

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recreation ground.

Canterbury City Council has today begun consultation on proposed changes to the public highway at five separate locations in Canterbury. These are:

- changes near the Westgate Towers and creation of a Westgate Square
- changes near the clocktower and creation of a St George's Square
- changes along St George's Lane and to the bus station
- changes to the pedestrian and cycle routes to the Norman Castle
- changes to footways on Pound Lane between The Causeway and St Peter's Lane

You can give CCC your views by completing the online questionnaire [here](#). You are also welcome to send any written representations to this email address (consultations@canterbury.gov.uk).

Supporting documents are available [here](#).

It should be noted that work on the public highway is subject to approval by Kent County Council (KCC) and a road safety audit process. This may restrict our options when it comes to layout and materials.

The schemes being consulted on are all subject to the money being available and on our ability to deliver them.

CCC are also holding two public events where you can come and talk to council officers about proposals.

These will take place on:

Thursday 14 September, 10am to 4pm: The Guildhall, St Peter's Place, Canterbury, CT1 2DB

Saturday 23 September, 10am to 3pm: The Guildhall, St Peter's Place, Canterbury, CT1 2DB

You have until **5pm on Monday 6 November 2023** to give CCC your views. Any representations must be received before the closing date.

Report of broken salt bin in Bourne Lodge Close – Highways Officer has inspected and will be doing a full audit of the salt bins in the area in the Autumn. A new salt bin will be ordered and installed. This will be a standard size one and not a small one as at present.

Support on baby swing needs replacing – on order ETA 22/9

Issues on PROW Reported:

CB7 hedge and overgrown vegetation reported to KCC PROW as needing cutting.

CB27 – Inspected and work scheduled.

CB16 – reported and waiting allocation to officer.

CB24 - reported and waiting allocation to officer.

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Solicitors for 29 School Lane have been contacted as neighbours have problems with the overgrown garden. The property has been empty over two years – they will look into it.

Picnic table ordered – 4 weeks lead time.

Wilder Blean Evaluation - <https://www.surveymonkey.co.uk/r/wblean> The deadline for the survey is the **end of September 2023**.

Cllr. Hutt, Cllr. Russell and myself attended the Parishes ‘Get Together’ at Herne Community Centre last Friday evening which was very interesting and most useful to chat with other Councillors and clerks.

Dates of forthcoming BPC meetings in the coming year unless for any reason they have to be changed.

9th October, 13th November, 11th December, 12th February 2024, 11th March 2024, 8th April 2024 and Annual Parish Council meeting on 13th May 2024.

7.8 Newsletter: Cllr. Akers.

Cllr. Akers needs more articles to be sent to him for the newsletter.

8. Matters raised by the Public:

8.1 A resident raised the matter that his latest email had not been replied to by the clerk for two weeks.

8.2 A resident raised the matter of the untidy state of the area in front of the shops.

9. Matters to be discussed: (Any relevant papers circulated to Cllrs. prior to the meeting).

9.1 Crab & Winkle/Tyler Hill Road Crossover.

Blean’s HIP (Highway Improvement Plan) has been updated with Cllr. Hutt as the Blean Representative. It was agreed to book up a review session with Annaliese Mortlock online.

9.2 Update: Repair of the fort.

Waiting for an answer from Homefront regarding the splits in the posts. The clerk has contacted Wicksteeds to book the Annual Inspection.

9.3 Update: Village Sign – in hand.

9.4 Update: Purchase of Basketball Hoop – to be ordered.

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9.5 Update: Purchase of new Picnic Table.

This has been ordered with delivery time of approx. four weeks.

9.6 CCC Capital Grants – bids to be in by 25th September.

Forward to VH Chairman to see if they can apply.

9.7 HugoFox Website Charges.

Cllr. Hutt explained that HugoFox are now charging a monthly fee of £9.99 + vat for the website.

After discussion it was Proposed by Cllr. Samuelson, Seconded by Cllr. Jeffers and all Cllrs. present

AGREED to continue with this provider.

10. Councillors' Reports:

10.1 Cllr. Jeffers mentioned that a response needed to be sent to Mr Moore, Cllr. Hutt to action.

10.2 Cllr. King mentioned that the clock above the shops is slightly wrong but it was thought this would be rectified when the clocks change in Autumn.

10.3 Cllr. Hutt mentioned that the front wall at Honey Cottage had been knocked down by a car.

11. Any Other Business for discussion at the next Parish Council meeting on 9th October.

There being no further business the meeting closed at 8.25pm.

These Minutes remain as draft minutes until approved by the Parish Council at the next meeting.

Date _____

Signature _____