

**MINUTES OF THE ORDINARY MEETING OF GREAT MONGEHAM PARISH COUNCIL
HELD ON THURSDAY 2nd MARCH 2023 AT 7.30pm AT GREAT MONGEHAM PARISH HALL**

Present: Councillors J Gatland (Chairman) I Lawrence T Ridyard D Royston-Lee
C Saville R Solley J Jones Clerk to the Parish Council County Cllr S Manion
Dist Cllrs M Bates & O Richardson (part) 5 Members of the Public

1. APOLOGIES

Cllr P Swales.

2. DECLARATIONS OF INTEREST

Cllr David Royston-Lee expressed an interest in the Conservation Area Appraisal. The meeting closed at 7.30pm, some members of the public stated that they were there to support the proposed conservation area appraisal and spoke of their wish to protect and consolidate the conservation area as well as their concerns about speeding traffic and overgrown roadside vegetation. Members of the public were urged by the Chair to join the speedwatch sessions within the village and to report any concerns about overgrown vegetation or any other highways issues to KCC on the Highways Reporting tool on the KCC website. Concerns were also raised from members of the public about the amount of building in the village and lack of infrastructure and utilities to support it, the Chair explained that the Parish Council had objected to all of the large planning applications on the basis of lack of infrastructure on behalf of parishioners but DDC had then granted planning permission in order to meet central government targets. It was explained that the new DDC local plan only included one small area to be developed for housing in Great Mongeham in the next twenty years. The meeting re-opened at 7.50pm.

3. MINUTES OF LAST MEETING

RESOLVED the minutes of the Ordinary Meeting of the Parish Council held on 2nd February 2023 are duly agreed and would be signed by the Chairman as a true and correct record of the meeting.

4. ACTIONS FROM THE LAST MEETING

PLANNING

How to extend a conservation area - Cllr Royston Lee had attended a meeting with Alison Cummings from DDC. **Action Discharged**

PLANNING

Planning Applications - DOV/22/01562 - Marsie Lodge comments not displayed on DDC planning website – During December DDC had had issues with the portal but believed the lack of comments was down to Clerk error during upload, Clerk apologised. **Action Discharged**

REPORTS

District Councillors – Mud on the roads outside the Stalco site and the fact that the Highway is being used to unload materials - Cllr Gatland had met with the site manager who took responsibility for the mess on the road and organised a letter drop so that cars could be moved to enable a road sweeper to clean the road, this has been repeated as the builders do not want to fall out with the village. Cllr Bates had spoken to the enforcement officer who couldn't see any concerns. The Clerk had reported the roped off footpath to Public Rights of Way & the local footpath association. **Action Discharged**

CORRESPONDENCE

Other Correspondence - Parish Hall – Signed conditions of hire returned. **Action Discharged**

FORTHCOMING EVENTS

Outside Event - SLCC Election Training Faversham – Cllr Swales wrote an article about becoming a Parish Councillor for the Village Newsletter. **Action Discharged**

RESOLVED to pay £12 for the article to be included as a flyer in the Newsletter.

FINANCE

2023/24 Precept Setting – Clerk submitted precept form.

Action Discharged

Landscape Services – Green mowing contract renewed.

Action Discharged

The Pensions Regulator – Re-enrolment & Re-declaration completed.

Action Discharged

5. PLANNING**a) Planning Applications**

To discuss any planning applications received prior to the meeting.

i) DOV/23/00111

Proposal: Outline application for the erection of up to 155 dwellings with associated parking and means of access (all matters reserved except for access).

Location: Land South West of London Road, Deal, CT14 0AD

Detailed discussions were held.

RESOLVED to object to this application due to; the lack of ecology reports, concerns about traffic capacity around Sholden, according to the KCC report the maximum capacity has been reached and there would also be concerns about polluting cars queueing up outside the school and the Parish Council believe that the impact of this development on the landscape would be too heinous. In addition the Parish Council would also like to object on all of the same grounds as raised by Sholden Parish Council in their letter dated 28th June 2022 concerning this development when its application reference number was 22/00652.

ii) DOV/22/00746

Proposal: Erection of detached dwelling, car port, vehicular access and parking (existing out buildings to be demolished) (Amended Plans).

Location: Land rear of 162-164 & Part of, 162 Mongeham Road, Great Mongeham, CT14 9LL

RESOLVED to object to this application due to concerns about the access issues raised by Kent Fire & Rescue and also concerned about the risk of flooding and infilling between existing dwellings.

b) Planning Decisions

To note any planning decisions received prior to the meeting.

i)DOV/22/01562 – Granted –Erection of detached garage – Marsie Lodge, Northbourne Road, Great Mongeham, Kent, CT14 0HD

Noted by members.

c) Correspondence

To discuss any correspondence related to planning

i)Planning Appeal – Hearing 20th June 2023 10am - DOV/21/00626 – APP/X2220/W/23/3314870 – Change of use of land to an airfield to include a runway, helipad, erection of 2 no. aircraft hangars, flight office and toilets, workshop/plant storage building, glamping for 10 no. pitches, associated parking and a vehicular access track – Manor Farm, Willow Woods Road, Little Mongeham CT14 0HR

ii)Sholden Parish Council email re: Planning Application 22/01158 – Betteshanger Country Park – Lagoon & Hotel

Both of the above noted by members.

d) Consultation Documents**i)Conservation Appraisal**

Cllr Royston-Lee gave a detailed presentation on the proposal for funding a Conservation Area Appraisal for the two existing Conservation areas within Great Mongeham. Discussions were held and questions were asked by the members. It was decided to rollover to the next meeting as more information was

required by the members before a decision could be made. Clerk to add to next agenda. **Action Clerk**

6. REPORTS

To receive written or verbal reports from:-

- a) **County Councillor** – Cty Cllr Manion reported on street party applications for the Coronation, the KCC budget, the anniversary of the Ukraine invasion, the cold snap and Kent Fire & Rescue’s good to excellent appraisal.
- b) **District Councillors** – Dist Cllr Bates reported on the Housing Survey extension to 18th April, the Jobs & Skills Fair on 14th March at Tides, the Environmental Awards and the DDC budget, as well as local issues on the Stalco building site and Sholden Road planning applications.
- c) **Council members** – No reports

7. HIGHWAYS

To discuss and agree actions relating to highways issues.

- a) HIP – Pedestrian sign has been installed
- b) Sandwich Road closed – 19th Feb – 2 days
- c) Cherry Lane closed – 24th-28th April

All the above noted by members.

- d) Parishioner email re: Cherry Lane

Discussions were held, it was agreed that Cllrs Gatland, Royston-Lee & Saville would investigate and anything that needed to be reported to KCC Highways would be, via the reporting tool on the KCC website. Clerk to put a note in the August Village Newsletter to remind parishioners to cut their hedges back in good time before the nesting season and to update the parishioner on actions to be taken.

Action Cllrs Gatland, Royston-Lee, Saville & Clerk

- e) Part of Mongeham Road, Crooked S Road & Pommeus Lane, Ripple closed – 3rd April
Noted by members.

8. CORRESPONDENCE

To discuss and agree actions relating to correspondence received by the Council.

a) Consultation Documents

- i) DDC – Housing Needs Survey – extended to 18th April.
- ii) Home to School Post-16 Transport for Mainstream & SEN pupils
- iii) Community Services Consultation – 17th Jan – 26th March

All of the above noted by members

a) Newsletters and Circulars

- i) NALC & KALC Chief Executive Bulletins & Newsletters
- ii) Great British Spring Clean -17th March-2nd April
- iii) KALC Coronation guidance
- iv) DDC – Purdah guidance

All of the above noted by members

c) Other Correspondence

- i) The Circuit – defibrillator – updated

Noted by members

9. FORTHCOMING EVENTS

To discuss and agree actions relating to events organised by the Council

a) Council Event

Nothing to discuss

b) Outside Event

To discuss and agree actions relating to outside events

i)KALC & NALC - Courses & Events

ii) KALC Local Area Meeting – 1/3/23 7.15pm Guston Village Hall

Noted by members

iii)DDC Election Training events – 15 & 16 March & Election Update

The Clerk reported that application forms were available from 15th March, she would be collecting packs and could distribute them, they have to be submitted by 4pm on 4th April, they must be delivered back to DDC in person and it was recommended than an appointment was booked for the form to be checked.

Action Clerk

iv)KALC Online Climate Change Conference – 17th March 10-2pm - £50

Noted by members.

10. FINANCE

To discuss and agree actions relating to any financial correspondence presented to the Council.

Nothing to discuss

11. PAYMENTS

RESOLVED the following payments should be made.

a) £320.92	Clerk's Salary – March	BP
b) £62.40	HMRC PAYE – March	BP
c) £120.88	KCC Pension – March	BP
d) £105.00	Clerk's Expenses Dec-Feb	BP
e) £15.00	Parish Hall Hire	BP
f) £12.00	Mrs J Esposito – Great Mongeham Newsletter flyer	BP

12. DATE OF NEXT MEETING

The next meeting of the Council is an Ordinary Meeting scheduled for 6th April 2023 at 6.30pm, followed by the Annual Parish Meeting at 7.30pm.

Scheduled Dates: 11th May – In the Church 1st June 6th July

The meeting closed at 9.31pm