

TESTON PARISH COUNCIL

These Minutes were approved by the Council at its meeting on 28th May 2019

Minutes of Meeting on 26th March 2019 at 7.30pm in Teston Village Hall

Cllr Peter Coulling – Chairman
Cllr Christopher Douglass
Cllr Ms Tina Burgon
Cllr Roger Levett
Cllr Robin Owens
Cllr Mrs Nina Wheat

Cllr Mrs Fay Gooch (Maidstone Borough Council)

Mrs Michelle Tatton (Clerk)

No members of the public

Before the meeting commenced the Chairman drew Councillors' attention to the Council's policy on photographing and broadcasting of Parish Council meetings. No intention to film, photograph or broadcast was declared.

18/249	Declarations of Disclosable Pecuniary Interests and/or Other Significant Interests: In the interests of transparency, all Parish Councillors declared an interest in (a) Ash Tree Corner, Courtlands Verge and the Allotments, as the Parish Council owns the land; (b) the Village Green and Village Hall as Custodian Trustees; (c) Teston Land Conservation Trust Matters as they are Trustees; (d) Teston Village Stores CIC as they are Directors of the CIC; and d) Cllr Douglass, Cllr Owens, Cllr Miss Page and Cllr Mrs Wheat have an interest as members of Teston Village Hall Management Committee. No other interests were declared. As a Churchwarden, Cllr Miss Page declared an interest in item 18/293 Church Matters.			
18/250	Apologies for Absence: were received from Kent County Councillor Mrs Stockell.			
MEETING ADJOURNED FOR COMMENTS AND QUESTIONS FROM MEMBERS OF THE PUBLIC				
There were no members of the public present.				
It was noted that the PCSO had attended but had to leave due to urgent calls. He had provided a report to the Clerk. Locally, other than a few traffic issues on the A26 towards Barming due to roadworks, there had been a low level of calls to the Police. The report included some useful advice as to the reporting of suspicious vehicles and keeping property secure. This information would be shared via Tapestry.				
MEETING RECONVENED				
18/251	Minutes of meetings on 29th January 2019: These were approved as a correct record of the meeting and signed by the Chairman.			
18/252	Ordering of Agenda: No changes.			
	Administration and Finance			
18/253	a) Statement of accounts: A Financial Statement showing a balance of XXX had been circulated, from which the following payments were approved for payment:			
	29.01.19	3111	Teston Parochial Church Council - Churchyard Maintenance	250.00
	14.03.19	3112	Castle Water - Allotments Water Invoice06.03.19	448.08
	26.03.19	3113	Hall Hire January - March (3)	42.00
	26.03.19	3114	Eon Street Lighting Charges Invoice 01.03.19	40.72
	26.03.19	3115	M Tatton - TOTAL Clerk's a) Salary March 2019	341.97
			b) Clerk's Office Allowance	132.50
	26.03.19	3116	M Tatton Clerk's Expenses January - March 2019	100.73
	Next year	3117	See 2019/20 accounts	
	26.03.19	3118	Kent Men of the Trees Subscription	25.00
	28.03.19	3119	ICO Registration Fee	40.00
			TOTAL	£1421.00

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	It was also noted that the Parish Council was still paying for the street light charges even though the light was not working. It was noted that year end reserves would be in the region of £18,500. It was noted that the Parish Services Scheme Grant had been spent. The amount of the latest water bill for the Allotments was noted. A total of £705.65 had been spent on water during the current year. The Chairman would report upon this later. Cllr Mrs Wheat raised the issue of Tapestry funds and it was confirmed that a financial sheet would be produced for each future meeting. b) Audit: It was hoped the Clerk would be able to meet with Cllr Mrs Wheat and Cllr Owens on 16th April to conduct an internal review. The Clerk would be meeting with the Internal Auditor on 11th April.
18/254	Review of Standing Orders, Policies and Procedures: There had been no progress due to other pressures.
18/255	General Data Protection Regulations and ICO Payment: The Chairman recommended that the £40 fee should now be paid. The GDPR policy would be updated to include Tapestry.
18/256 *	Managing Future Parish Council Vacancies and Generating Interest: The Chairman provided an update following the article in Tapestry. A potential candidate had come forward. It was proposed that after the Annual Parish Meeting a meeting be arranged with Cllr Douglass, Cllr Mrs Wheat and the Clerk.
18/257	Tapestry a) Bank Account and Editors: An Editor had been found (Mr McGlynn) who had confirmed his agreement to the Editorial Guidelines. The Chairman would assist alongside Mr McGlynn until another joint Editor came forward. The funds had been received from the Co-op account into the new dedicated Tapestry bank account and advertising fees were beginning to arrive. Thanks to Mrs Sharp were recorded for her help with delivery distribution. b) Arrangements for a Teston Tapestry Fund: An article had been placed in Tapestry regarding the possibility of a Teston Tapestry Fund, with modest grants to be made to projects within the village that would benefit the village as a whole. Any suggestions should be sent to the Clerk. There was lengthy discussion about how the fund would work including the possible level of grants per annum. There was a strong view that the village should be involved in suggesting and deciding upon projects for funding, perhaps through a coin system in the shop as seen in supermarkets. It was agreed that any suggestions for projects would be reported to the Annual Parish Meeting. The Parish Council would not take a decision on projects but would seek input from the village.
18/258	Clerk's Office Allowance: It was agreed that the matter be deferred to the next meeting.
18/259	KALC Bullying and Complaints Policy: Councillors noted the policy, Councillors were minded to adopt a policy along similar lines. However, the matter was deferred to the next meeting so that the source of the policy could be checked.
	Planning

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18/260	i) New/pending decisions a) TM/17/01595/OAEA and 17/503416/ADJ Land East Of Hermitage Lane And South Of London Road Maidstone Kent Adjoining Authority: Outline application for the erection of up to 840 dwellings (including affordable homes) with public open space, landscaping, sustainable drainage systems, land for a Primary School, doctors surgery and for junction improvements at Hermitage Lane/A20 junction, and a link road between Poppy Fields roundabout and Hermitage Lane. Vehicular accesses into the site from Poppy Fields Roundabout and Hermitage Lane. All matters reserved with the exception of means of access – Decision awaited b) 17/506268/SUB Gunwalloe 59 Tonbridge Road Teston Kent ME18 5BT Submission of Details to Discharge Condition 2 of Appeal Decision (Privacy Screen Fence) Subject to 17/500888/FULL (Appeal Ref: APP/U2235/D/17/3183100) Approved 01.10.18 c) 19/500008/SUB. The Cottage West Church Street Teston Maidstone Kent Submission of details pursuant to conditions 3: Method Statement, 4: Details and schedule of works, & 5: Descriptive historic record (of original application ref: 18/505499/LBC) Permitted 08.02.19 d) 19/500090/PNEXT Lyndum Tonbridge Road Teston Maidstone Kent ME18 5BU Prior notification for a proposed single storey rear extension which: A) Extends by 6 metres beyond the rear wall of the original dwelling. B) Has a maximum height of 3 metres from the natural ground level. C) Has a height of 3 metres at the eaves from the natural ground level Approval not required 15.02.19 e) 19/500125/FULL. 6 Tonbridge Road Teston Maidstone Kent ME18 5BU Demolition of existing rear extension and conservatory and erection of a single storey rear extension and first floor side extension Approved 05.03.19 ii) To consider any newly submitted applications/ratify submissions made a) 18/03031/OAEA 18/03031 - Site North of Amber Lane, Kings Hill Redevelopment to provide up to 85 Class C3 residential units, together with landscaping, open space and other associated works. All matters reserved for future approval except for access (Site 5.4) Comments had already been submitted objecting to the application and these were ratified. b) 18/03032/OAEA Heath Farm Wateringbury Road East Malling West Malling Kent Redevelopment to provide up to 40 Class C3 residential units, together with landscaping, open space and other associated works. All matters reserved for future approval except for access (site 5.5) Comments had already been submitted objecting to the application and these were ratified. c) 19/500781/FULL 11 Tonbridge Road, Teston ME18 5BU Single storey rear and first floor side extension. Having clarified that there would be no roof access, comments had been submitted making no objection subject to matching materials and these were ratified. d) 19/500952/TCA The Cottage West, Church Street, Teston ME19 5AJ Conservation area notification to 6x Bay Trees - to be removed (A,B,C,D,E,F as shown on plan), Group of Bay trees to be removed (G as shown on plan), 7x Mix of Bay and Holly trees - to be removed (H,I,J,K,L,M,N as shown on plan) and 11x Mix of Bay and Holly trees - to be reduced to a 2m hedge, accept trees Z,R,Q to be removed (Q,R,S,T,U,V,W,X,Y,Z,A1 as shown on plan) The Parish Council would offer no comment. e) 19/501198/LBC 1A-2 Livesey Street, Teston ME18 5AY Consent for proposed re-tiling of existing Kent Peg tile roof 19/501199/LBC 3-4 Livesey Street, Teston ME18 5AY Consent for proposed re-tiling of existing Kent Peg tile roof Cllr Owens declared an interest in these two applications and took no part in the discussion. The Parish Council would offer no comment.
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18/261	*	Local Plan Review and Call for Sites: The first Call for Sites had gone out for homes, gypsy sites and employment sites. Meetings were taking place between Maidstone Borough Council and Parish Councils.
18/262	*	Air Quality Diffusion Tubes: This had been installed but it would be a little while before any statistics are available.
18/263	*	Tonbridge & Malling Local Plan: It was noted that the Inspectors had raised a number of queries and had asked for further information to be supplied.
18/264	*	Assets of Community Value Registration: The Clerk would liaise with Cllr Miss Page and pursue as soon as possible.
18/265	*	Abbeyfield Development: Cllr Levett had attended the recent liaison meeting and provided an update.
18/266		Community Infrastructure Levy: The Chairman reported upon his attendance at the recent Maidstone Borough Council briefing. The Parish Council would not register for this current year.
		Highways and PROW
18/267		Highways Spreadsheet: A spreadsheet showing current issues had been circulated. In particular the following items were noted: 1. The water flowing over the northern footpath of the A26 had moved eastwards and was nearer to the street light. This would be reported. 2. New white lines had been put in at the end of Church Street West and Courtlands. 3. Cllr Mrs Stockell would be asked if she could assist with resurfacing at the village crossroads. 4. There was a dead fox below Court Lodge Farm on the Teston side of the footpath leading to the Village Green. This would be reported.
18/268		Traffic Island on Tonbridge Road in the Vicinity of Ash Tree Corner: A letter had been sent to Cllr Mike Hill and a response was awaited
18/269	*	Purchase of Solar Powered, Moveable Speed Monitoring Equipment: Deferred to the next meeting.
18/270		Faulty Street Light: A letter had been sent to KCC Cabinet Member Cllr Mike Hill and a response was awaited.
18/271	*	Speed Watch: This would be raised in Tapestry once more.
18/272		B2163 Verge: A Cultivation Licence has been obtained and the Scarlet Oak had been planted. In relation to plans to tidy and plant up the verge, it was noted that KCC required the Parish Council's contractor to have public liability cover of £5 million. The contractor who had provided a quote did not have sufficient cover. Enquiries had been made of both KCC and the Parish Council's insurers but to no avail. It was agreed that further quotations be obtained from Three Counties, Nurture Landscapes and Gary's Landscapes. This was agreed.
		Environment
18/273		Allotments a) Regular Inspection Report from Cllr Douglass: On the whole, plots were reported to be in good order. b) Replacement posts: Deferred until the next meeting. c) Water Bills: A bill had been received for c£448 from Castle Water. The Chairman had looked into the matter. Castle Water project forwards which is unhelpful bearing in mind the water at the Allotments is turned off from November until March. Enquiries had been made of Water Plus and details were discussed. The Chairman proposed that the water be switched over to Water Plus and this was agreed. The Clerk would liaise with the Chairman. d) Allotment Tenancy Renewals: All plots are now let.
18/274	*	Ambulance Sirens: The Chairman had nothing further to report, although it was noted by others that the prevalence of sirens appeared to have decreased.

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18/275	Defibrillator – Request for Information from SECamb: Responses received from the supplier of the equipment, Kent Fire and Rescue Service and Maidstone Borough Council all suggested that no annual service of the equipment is required. Cllrs should continue to check to make sure the light is on and a note should be made in the inspection book regarding the expiry date of consumables so that these could be replaced at the right time. The form from SECamb had been completed in suitable terms and returned.
18/276	Teston's Trees and Hedges a) Removal of access gate on the A26 east of The Street: A further response had been received from the owner and the situation had been researched. The south gate would be removed. It was accepted that the owner was entitled to keep the west facing gate, although the Parish Council could not comment on rights of access to the orchard. b) Proposal to plant a Scarlet Oak at the corner of the A26/B2163 (requested from KMOTT): This had been planted. c) Tree Inspections: The Chairman recommended that a professional tree inspection be commissioned for trees on the Village Green, Courtlands, and Ash Tree Corner and this was agreed. The Tree Surgeon should contact Cllr Levett. d) Kent Men of the Trees – Trees in the Village Competition 2019: It was agreed that the parish would enter.
18/277 *	Malling Road Trees and Conservation Area Considerations: The Clerk had received some helpful information from Mr Leigh-Pemberton regarding the rotational coppicing regimes on his land to the north of the village. He had confirmed that the area currently being cropped on the eastern side of Malling Road is within his management area and is part of the 2019 rotation. He expected cutting to continue there for the majority of this year. When that is finished it will be a few years before anything else is cut in that block.
18/278	Future Use of Beacon: It was felt that St George's day would be too soon to organise an event. The Church would be organising the annual Ramsay commemoration on 27th / 28th July but it was felt the evening would be too light. It was agreed that a 'Yuletide' event should be organised for the shortest day, Saturday 21st December, with drinks and some refreshments. The Chairman suggested that some fencing should be considered around the beacon for safety and this would be placed on the next Agenda.
18/279 *	Village Green/Village Hall Boundary: Nothing to report.
18/280	Telephone Kiosk broken light: This was still not working but was on BT's schedule.
18/281	Play Area Matters a) Village Green fencing: It was noted that the land had previously been fenced although Cllr Miss Page pointed out that this was before it became a Village Green. The possibility of fencing was discussed. It was agreed that the matter be deferred to the next meeting. Meanwhile the Clerk would ask the Conservation Officer for views upon fencing. b) Inspection Rota: March - Cllr Miss Page; April – Cllr Owens; May – Cllr Mrs Wheat
18/282	Damage to Church Railings: The Chairman would be speaking with the blacksmith regarding a repair, and would liaise with Cllr Ms Burgon's husband regarding the removal of the railing.
	Other
18/283	Annual Parish Meeting 14th May 2019: A budget of £35 was agreed for refreshments. Cllr Ms Burgon would speak with Mr Boorman. Cllr Ms Burgon suggested that the photographs from the Beacon event be displayed via laptop at the Annual Parish Meeting. This was agreed. Cllr Ms Burgon would speak with Mr Astridge.
18/284	Operation London Bridge: Cllr Miss Page and the Chairman had investigated options. A dark red leather-bound book (not loose-leaf) would be in the order of £51. It was agreed that this be purchased and should be engraved with the wording "Teston Parishioners – Marking a Life Time of Exemplary Service".
18/285	Lord Lieutenant's Civic Service 12th March 2019: Cllr Levett had attended.

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	Consultations – to consider responses
18/286	Consistency in Household and Business Recycling Collections: closing 13th May https://consult.defra.gov.uk/environmental-quality/consultation-on-consistency-in-household-and-busin/ Reforming the UK Packaging Producer Responsibility System: closing 13th May https://consult.defra.gov.uk/environmental-quality/consultation-on-reforming-the-uk-packaging-produce/ Introducing a Deposit Return Scheme in England, Wales and NI: closing 13th May https://consult.defra.gov.uk/environment/introducing-a-deposit-return-scheme/ Plastic Packaging Tax: closing 12th May https://consult.defra.gov.uk/environmental-quality/plastic-packaging-tax/ There were all noted.
18/287	ANY LATEST REPORT UPDATES FOR NOTING ONLY
	Cllr Miss Page reported that there had been an accident on the Malling Road outside her house involving a motorcyclist but it had not been reported to the Police. A hirer of the Village Hall had asked if it would be acceptable to use the Village Green for some games. The usual letter would be sent. Cllr Ms Burgon had been approached about parking at the end of Church Street. An item would be placed in Tapestry about parking generally. It was agreed that Cllr Levett could organise a Parish Boundary Walk if he wished.
MEETING ADJOURNED TO RECEIVE THE FOLLOWING REPORTS	
	a) Teston Village Stores CIC Matters - Loft-hatch: This has been secured. - Outreach: The Post Office had replied via Helen Grant. - Stock-take: This would probably be done on Saturday 1st June at noon. - Finances: As the CIC could not attract Gift Aid consideration would be given to setting up a charity alongside the CIC to receive donations.
	b) Teston Land Conservation Trust Matters Angling fees: These had been received. Funds were reasonably healthy at present.
MEETING RECONVENED	
18/288	Confidential Items: It was resolved that the press and public to be excluded from the items 18/289 – 18/293 below on the basis that publicity would be prejudicial to the public interest by reason of the confidential nature of the business to be transacted
MEETING ADJOURNED AND RECONVENED IN PRIVATE	
18/289	* Enforcement issues: There had been a site meeting at Malling Road and the Inspector's report was awaited.
18/290	* Land Registration and Trees in Need of Protection: Nothing to report.
18/291	* Preserving gap between Teston and Barming: A matter was discussed and noted.
18/292	Local Plan Review: The Chairman provided an update.
18/293	Church Matters: Cllr Mrs Page provided an update.

There being no further business, the meeting closed at 10.40pm

Date of next regular meeting of the Council – 7.30pm 28th May 2019 at Teston Village Hall
(Available at meeting: Agenda, Clerk's Report, Correspondence List, Financial Statement, and Highways Sheet)
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