

**Minutes of Farningham Parish Council meeting held at the Village Hall,
High Street, Farningham at 7.45pm on Wednesday 6th March 2019**

Present: Cllr. P. McGarvey - in the Chair (Vice-Chair and District Councillor)
Cllr. C. Salmon
Cllr. K. Shanmuganathan
Cllr. G. Williams

Mrs. J. Gray (Clerk)

119. **Chairman's Welcome and Apologies for absence:**

1. Present were four Parish Councillors which included the Sevenoaks District Councillor P. McGarvey, one member of the public, and the Clerk, Mrs J. Gray.

2. Apologies for absence had been received from the County Councillor, R. Gough, District Councillor, B. Carroll, plus Parish Councillors D. Burns (Chair), A. McEnroe and N. Hall.

120. **Declarations of Interest:**

The declarations of interest stood as were recorded in the Annual Meeting of the Parish Council in May 2018; there was nothing new to report.

121. **Policing:**

Cllr McGarvey reported that 180 to 200 extra police officers are being recruited in Kent and Police responses to the 101 telephone support line have improved considerably.

122. **Minutes of the last Meeting, Matters Arising and Action Points:**

1. Councillor McGarvey signed the February minutes to confirm they were a true record.
2. The Clerk reported she had informed Adrian Mole to proceed with the necessary renovation works to the Green Oak post of the Millennium Village sign and had asked him to investigate the footings before works start to ensure that it is viable to repair.
3. Cllr. McGarvey reported that planning application no. SE/18/03369/FUL at the Lion Hotel, High Street for Provision of External Bar to wider site associated with the Lion will go to the Development Control meeting at 7.00pm on Thursday 14th March which he would attend. There would be a site meeting in the morning and he asked if a Councillor could attend. Cllr. Williams promised to confirm his availability with the Clerk and if he was unable to attend she would ask the Chair of the Mill House Residents' Association.

4. Cllr. Shanmuganathan reported the second local Speedwatch session would take place on Thursday 7th March in Eynsford.
5. The Clerk confirmed that since writing to the Chief Executive at Mitchells and Butlers, owners of the Lion Hotel, complaining about the perceived neglect of the Grade II Listed Building and inaction by Mitchells and Butlers, she had been in correspondence with Jennie Smith, Director of Building Maintenance. Jennie Smith offered a site meeting with the local Project Manager, Maria Smith, before the works commence. She had asked if the willow trees would be removed from the river bank which had been promised in January 2019 and to date had not happened; an update had been promised the following day, which had not been received; the Clerk would follow up.
6. At the last meeting it was agreed parishioners would be invited to write to the Clerk in support of the Parish Council stating for how long they had historically been walking the Darent Valley path from the High Street and past the Lion Hotel through the existing bollards. The owners, Mitchells and Butlers, had submitted a planning application which included replacing the bollards with a fence and gate which would compromise access. The Clerk confirmed she had received a number of letters and would write to Kent Rights of Way to try to get the path's status upgraded to a Permissive Path. The Clerk had written to Rick Bayne of the Darent Valley Landscape Partnership to ask for his support in this and would remind.
7. The Clerk to ask Sevenoaks District Council to pursue renewal of double yellow lines in the High Street, particularly around the centre of the village. The stretch from the church up to Potager had been completed.
8. Highways England had responded to the Clerk that for the Junction 3 M25 interchange there would be more details available soon on their website via <https://highwaysengland.co.uk/roads> giving details of the junction improvement plan in place for 2020/2021.
9. The Clerk was asked to write to the owner of Manor Farm Cottage to ask for the repair of the wall opposite the Village Hall as it is still moving and it is six months since the silver birch trees were taken down.
10. The Clerk had met a parishioner who regularly walks Farningham Woods, with the Countryside Ranger, to discuss the potential position for a new bench seat. The Countryside Ranger offered to construct a new bench seat, close to the newly repaired sign board, and [beside the path, directly opposite the ponds](#). The parishioner in attendance reminded Councillors that it is not permissible to bring any materials into (or take any out of) a SSSI, such as Farningham Woods.
11. At the last meeting a resident had suggested Farningham Parish Council hold a referendum with parishioners to consider leaving Sevenoaks District and move to Dartford in view of Sevenoaks District Council's handling of their Draft Local Plan, and in particular the Pedham Place site. Cllr. McGarvey had advised that it would require

a 'Principal Area Boundary Review' to be carried out by Local Government Boundary Commission for England. Under LGBCE's policy both Dartford and Sevenoaks would need to request this review although the initial request could come from FPC. Horton Kirby and South Darenth Parish Council could not be excluded from such consideration because of its geographical position. Included was specific financial information on Council Tax bandings and precept; the Clerk was asked to forward the information on to the resident.

12. The revetment works organised by Thames Water at the Horton Kirby Borehole were now complete and the seat was in situ, but not in the position discussed with the Clerk; the Clerk would follow this up.

13. It was agreed a further donation of £200.00 would be made to the Dementia Café but when Ferne Haxby produced information as to how many Farningham residents are attending.

123. **Correspondence:**

1. The annual invoice of £550.00 for maintaining the amenity areas had been received from Steven Gray and included in the invoice was the sum of £85.00 for cutting down trees overhanging the Village Hall roof.

2. The resident in Manor Farm House had written to ask if they could put their house sign in the High Street. The Clerk was asked to respond that permission would need to be sought from the Conservation Officer to place the sign on the Listed flint wall on the brick wall on the right but they should also ask the owner of Manor Farm cottage if they wish to place the sign on their brick wall.

3. It was agreed when the new Council was in situ the Clerk would liaise with Eynsford Parish Council to ask if they would consider a joint approach in creating a plan for dealing with emergencies following the information sent by KALC on Resilience and Emergency Planning.

124. **Planning:**

1. The planning applications were considered and it was agreed the Clerk send the following comments to Sevenoaks District Council:

SE/19/00493/LDCEX Gorse Hill Nursery Certificate of lawful use in respect of mixed use of the site for retail, open storage, storage in containers and in former piggery buildings and joinery workshop. No OBJECTION

SE/18/03764/LDCEX Old Parsonage Works Construction of dwelling in accordance with planning consent 15/01185/FUL NO OBJECTION, provided the replacement is like for like.

SE/19/00226/CONVAR Former Barclays Bank, High Street. Variation of condition 2 and 3 of application reference 18/02337/FUL for the Change of use from A2 to D1 including external alterations to facilitate solar panels to

the rear and a ramp to the front. Erection of a single storey side extension. An addition of a disabled car parking space. In order to alter the internal layouts, new ramp and make changes to materials. NO OBJECTION

2. Planning Decisions:

SE/18/03463/HOUSE 18 Oliver Crescent Demolition of single storey small flank Garage and erection of a two storey flank extension GRANTED

SE/18/03845/HOUSE Site: 1 Till Avenue Development: Demolition of existing front porch. Erection of single storey front Extension GRANTED

SE/18/03957/FUL Trimline The Teardrop Centre London Road Extension of first floor office area and new windows to west elevation. GRANTED.

SE/18/03931/HOUSE 6 Hillside Demolition of existing conservatory and chimney. Erection of single storey rear extension with skylights. Alterations to fenestration. Associated landscaping works GRANTED

SE/18/03897/FUL Land North West Of The Mount The Mount Sparepenny Lane Erection of detached equipment/machinery store GRANTED

125. **District Councillor:**

Cllr McGarvey reported:

1. Richard Morris, Chief Planning Officer, Alison Salter, Senior Planning Officer and Ian Kidd, Enforcement Officer were engaged with the land adjacent to Franks Hall and the triangle at the end of Franks Lane as both had illicit works going on. He said the public perception was that nothing gets achieved by Sevenoaks District Council's Enforcement Section, but the reality was they are seriously under resourced and this also applies to their legal team.

2. There is to be a Special meeting of SDC's Full Council for the Proposed Submission Version of the Local Plan at SDC on 26th March and he would confirm the latest developments at time.

126. **Highways, Footpaths & Street Lighting:**

1. Cllr. Williams asked who maintains the fire hydrant on the field side at the end of Sparepenny Lane, which is completely covered in ivy. The Clerk would pursue this.

2. It was noted that there was no feedback to Parish Councils on the recent and local speed surveys undertaken by the Police or the Ken and Medway Safety Partnership. At a recent meeting with senior police at SDC, Cllr McGarvey got them to look into this missed opportunity to improve their communication and subsequent cooperation with Parish Councils.

127. **Open Spaces:**

Cllr. Salmon reported the greens in Oliver and Alban Crescents had already had their first cut by Sevenoaks District Council.

128. **Friends of Farningham:**

Cllr Salmon reported seven volunteers carried out a litter pick in Button Street the previous Saturday and sixteen bags of rubbish were collected. A list of dates for 2019 had been circulated by the Clerk.

129. **Reports from Representatives on other bodies:**

Cllr. Salmon reported she had attended a meeting of the Farningham Village Hall Management Committee. The improvements made were making the Hall more popular to hirers and more were planned, including new Hall curtains and Wi-Fi (which would save considerably on the Caretaker's time as heating could be dealt with remotely). Hire charges will increase.

130. **Finance:**

1. It was resolved to settle the following:

	Amenity Area Maintenance for 2019 plus cutting tree	
Darenth Valley Garden Servs	overhanging Village Hall roof	£635.00
Darent Valley Landscape Partnership	Agreed sum payable for five years (2 nd instalment)	£1,500.00
Dementia Café	Donation (payable in November 2019)	£200.00
Mrs J Gray, Clerk	Six monthly postage reimbursement	£14.48
Mrs J Gray, Clerk	Six monthly mileage claim	£40.74
Kent County Council	Stationery: A4 paper and file dividers	£33.80

The meeting closed at 9.05pm.

The next meeting of Farningham Parish Council: 7.00pm on Wednesday 3rd April 2019.

Signed **Wednesday 3rd April 2019**