

Agenda for the Meeting of Penshurst Parish Council to be held on 7 October 2024 at 7.00 pm in Penshurst Village Hall.

- 1. PRESENT:**
- 2. APOLOGIES:**
- In Attendance:**
- 3. Minutes of Parish Council Meeting held on 2 September 2024 to be approved.**
- 4. Declarations of interests in agenda items.**

OPEN SESSION:

Bus Shelters: Cllr Furnell noted that these needed the roof areas cleared of falling leaves in autumn, this to be addressed.

5. KCllr Mrs Margot McArthur:

6. SDClr Richard Streatfeild:

7. PC Maunsell:

8. Neighbourhood Watch:

9. Matters Arising:

(i) Speeding: Two options of equipment available, a hand-held speed monitor used by the police which could be used as evidence if an officer was in attendance at the speed check, this was being designed and built by the previous supplier and would cost approximately £2700 but would need a Speedwatch team to operate the system. The PC's existing unit was being serviced but ED had been advised this could not be fixed to the existing pole used for the old speed indicator provided by KCC Highways, but could be used by a Speedwatch team. ED to check again with regard to permanent fixture of the static unit.

(ii) Spire Hospital Bus Service: ED to contact bus company again and Cllr Mrs McArthur regarding official bus stop on side of road towards Tunbridge Wells.

(iii) Pedestrian Signage (HIP): Requested for Leigh Road - Doubleton – Salmons – overgrown by layby. Signage indicating danger due to pedestrians in the road. Confirmation from Highways Officer to include on HIP

(iv) Parking – Site on The Lane: Request submitted regarding van parked reducing visual access for other vehicles.

10. PLANNING: Planning Applications:

SE/24/02542/ADJ: Spire Health Care, Ashurst Park Care Centre, Fordcombe: Erection of two-storey & partial front extension.

SE/24/02421/LDCPR: Lisney, Spring Hill, Fordcombe: Alterations to convert existing "Outbuilding/Garage" into Ancillary space/Gym/Home Office. Internal alterations, replacement/infilling of doors/windows.

SE/24/01896/HOUSE: 4 Pioneer Cottages, Smarts Hill, Penshurst: Single storey flat roofed rear extension. Removal of two outbuildings to be replaced with new single storey flat roofed outbuilding, to provide home office and garden room.

SE/24/02065/FUL: Beech Glade, Doubleton Lane, Penshurst: Demolition of existing single storey dwelling and extension and replacement with new dwelling over ground floor and part first floor. **PC Response:** The proposed dwelling is no larger than that allowed on Appeal under application 09/02937 and is of a similar style. Penshurst Parish Council consider the proposed design and materials to be an improvement on the existing building and therefore have no objections

SE/24/01790/HOUSE: The Old Laundry, Penshurst Road, Penshurst: Demolition of existing outbuilding and erection of 2 Oak framed outbuildings. **GRANTED**

SE/24/01906/HOUSE: Whitepost Farmhouse, Coldharbour Road, Penshurst: Proposed detached single garage. No Comment. **GRANTED**

SE/24/01477/LBCALT: The Village House, High Street, Penshurst: Proposed demolition of the existing single storey rear projection, shed and garage and the erection of a replacement single storey rear extension, a new outbuilding and double garage, together with associated landscaping works. **GRANTED**

SE/24/00839/OUT: Land East Of Treetops, Grove Road Penshurst: Outline application for erection of a dwelling with some matters reserved except for access: Penshurst Parish Council do not have a problem with the proposed design, it is the scale of the building compared to what already exists.

PC Response: The Parish Council are happy with the design of the proposed dwelling and, provided it conforms to planning policy, would have no objection to the proposed development. However, the proposal is not for the conversion/extension of an existing outbuilding, rather it appears to be for the demolition of the existing small structure and the erection of a new dwelling within the Green Belt and AONB. We are under the impression that this is not permitted under existing planning policies and, on that basis and because it would set a precedent, we object to the application. **Application treated as withdrawn 7.8.24**

SE/24/01156/FUL: The Barns at Chafford Park Farm, Chafford Lane, Fordcombe: Conversion of barn to single dwelling with ancillary garage and gym building and external seating area. Demolition of additional barn and stable. Extension to existing track and car parking with associated landscaping works. PC responded to previous submission, no further response required. **GRANTED**

SE/23/03652: Land West Of Drummond Hall, Penshurst Road, Penshurst: Variation of Condition 1 (land restoration timescale) of 23/01274/CONVAR related to 21/00195/FUL (Erection of a temporary access road off the B2176 into the curtilage of Drummond Hall, including a temporary compound area.) for the date for the restoration of the land to be amended to 30 June 2024. **GRANTED**

SE/24/01210/HOUSE: Watermill Oast, Salmans Lane, Penshurst: 3 new veluxs, 2 new windows with alterations to fenestration. **GRANTED**

SE/24/02216/DETAIL: Land South Of Hallborough, Poundsbridge, Penshurst: Details pursuant to Condition 4 (Noise Impact Assessment) of 23/01473/FUL

SE/24/02265/DETAIL: Land South Of Hallborough, Poundsbridge, Penshurst: Details pursuant to Condition 5 (Biodiversity Impact Assessment) of 23/01473/FUL **Note:** Applicant proceeding with first planning consent awarded 23/01473

Appeals:

24/00025/CHGADD STREET NAMING & NUMBERING - SECTION 64 TOWN IMPROVEMENTS ACT 1847 **Site:** Penshurst Off Road Cycling Club, Grove Road, Penshurst. **New Address:** Treetops, Grove Road, Penshurst, TN11 8DU. **UPRN: 050002019006**

Tree Surgery:

24/02207/WTPO: Hurst House Fordcombe Road Fordcombe:

Oak Tree (Front) - Fell due to lots of dead limbs. These have been snapping out on the drive and over the highways. Oak Tree (Rear) - Reduce by 20% to reduce weight and risk of summer shedding and to allow air flow through the canopy.

24/02146/WTCA: Mitre Farm, Fordcombe Road, Fordcombe: Fell Silver Birch.

24/01936/WTCA: The Old Rectory, High Street, Penshurst: 2 x Sycamore - Reduce lower crown away from building and wall to provide 2m clearance. **No Objection Lodged**

24/01948/WTCA: Birches, Fordcombe Road, Penshurst: Various works to trees. **No Objections Lodged**

24/00697/WTPO: Beech Glade, Doubleton Lane, Penshurst: Removal of 2 dead dangerous trees and general dead wood removal. **No Objection Lodged**

11. HIGHWAYS

833678: Overgrown hedges: Adjacent to New Road and towards Saints Hill.

833693: 'SLOW' Signage: White sign on road near waterworks on road from Penshurst to Fordcombe requires refreshing.

833164: Layby bottom of Spring Hill: Base area washed away into adjacent field by storm water.

832746: Poundsbridge Lane/Poundsbridge Hill Junction: Road covered in road chippings, approximately 1 tonne laying at the junction of Poundsbridge Lane and Poundsbridge Hill, sweeping/clearance required

832742: Spring Hill: Public House and Village Hall: Flooding reported to KCC Highways, confirmation received regarding problem with pipework serving the area, Southern Water responsible for work required to rectify.

Kent - Temporary Road Closure - Grove Road, Penshurst - 7th October 2024 for 1 day between 07.30hrs and 16.00hrs. The road will be closed for the entire length. The alternative route is via B2188 Fordcombe Road, Smarts Hill, Coldharbour Road, Finch Green, Grove Road and vice versa. Pedestrian access will be maintained during the works. The closure is required for the safety of the public and workforce while carriageway repairs are undertaken by Kent. For the most up to date information on these works please visit: <https://one.network/?tm=140084040> For information regarding this closure please contact Kent, who will be able to assist with the scope of these works.

Openreach - Temporary Road Closure - Sandfield Road, Penshurst - 9th October 2024 for 1 day between 09.30hrs and 15.30hrs. The road will be closed for the entire length. The alternative route is via B2188 Saints Hill, Smarts Hill, Nunnery Lane and vice versa. Pedestrian access will be maintained during the works. The closure is required for the safety of the public and workforce while works are undertaken by Openreach. For the most up to date information on these works please visit <https://one.network/?tm=139320016>.

829775: Debris and Signage: Request for removal of road materials and signage left after recent work in Chafford Lane. Report acknowledged 9 September 2024.

817283/814110: Leigh to Stocks Green: Work curtailed due to withdrawal of funds, application resubmitted for funding to be reinstated but doubtful that work would be undertaken during current year.

826354/755185: Finches, Fordcombe Road: Flooding due to blocked Drain/Gulley. Noted 20.8.24 - gulley to be cleaned.

The Lane, Fordcombe: Request submitted for update on current position with regard to work identified as necessary. PC advised responsibility of others.

826364: Blocked Drains Rogues Hill: originally promised for clearance in July 2023, reported on 20.8.24 that cleaning was scheduled.

2/2 [ID:7961488]: / 801663 – Roadway Opposite Leicester Square: Water Access Cover/Pothole reported. Reported to S E Water and Highways for repair. Reported again 15.5.24, New Ref: 3002 5084 253794. Reported again 24.6.24 under further new Ref: 255362. Reported again 23.8.24: **Work carried out 13 September.**

832644/801957: Spring Hill: Continuous flow of water downhill, possible blocked drain/culverts. Under investigation 18.4.24. Previous reports: 794607/779993/749311 October 2023 Blocked Drains. Update from Highways indicated that they were trying to arrange a camera check on the length of drains. **Update requested: Advised job attended, further work required.**

832672: Flooding of property and problems with drainage at another submitted 24.9.24: Reported to Kent Highways, SE Water and Southern. Checks carried out by water companies and highways; currently Southern Water approached to deal with issue.

PROW: 822853: SR465 – Walters Green Road/Weavers Cottage: Poor surfacing with possible septic tank issue; **240712840: - Coach Road, SR 546:** Overhanging trees. *Footpath repairs delayed.*

823718: Signage towards at Saints Hill Junction wrongly pointing to Cowden and Chiddingstone incorrectly reinstated. **Noted as completed 5.8.24**

823784: Extension of yellow lines to The Lane in Fordcombe: To improve safety for the septic tanker whilst working. PC advised to include on HIP

12. Finance/Accounts: The following accounts will be presented for payment together with any others received after preparation of the agenda but prior to the meeting:

Forvis Mazars	External Annual Audit Fee	£426.00
Complete Weed Control	Village Weed Treatment	£228.00
Sevenoaks District Council	Static Freighter Hire Fee	£291.00
HMRC	Clerk Tax Payment	£141.60
Penshurst Village Hall	Hall Hire	£12.00
Oast & Oak	Churchyards/Stones Grass Cutting	£408.21

(a) Allotments: Clerk received verbal request from one holder to relinquish plot at Bottle House site.

(b) Play Area: Items identified on RoSPA Inspection being addressed, estimate awaited from NJL for fencing

(c) Councillor Email Access: VisionICT dealing with request.

(d) Bus Shelter New Road/Smarts Hill Junction: Arrangements for clearance of the overgrown tree on the roof.

12. Any Other Business:

a. **Police and Crime Commissioner's Consultation:** Information placed on PC Website, Report from new Officer circulated to members.

b. **Poultry Keeping:** New regulations have been introduced affecting anyone keeping domestic poultry. It is now the law that you have to register, the email link for this is:
<https://www.gov.uk/guidance/register-as-a-keeper-of-less-than-50-poultry-or-other-captive-birds>

*****-----*****

FINAL DATE FOR BULK REFUSE COLLECTION FOR THE YEAR:

9 NOVEMBER 2024

PENSHURST: LAYBY OPPOSITE PENSHURST PLACE: 9.15 AM – 9.45 AM
FORDCOMBE: LAYBY AT VILLAGE HALL: 10 AM – 10.30 AM

KENT POLICE AND CRIME COMMISSIONER POLICING SURVEY

Please find below information regarding the above survey provided by the Crime Commissioner's Communications Manager in order that all members of the public have the opportunity to engage in the annual Policing Survey.

The survey measures how safe people feel where they live, whether they trust the police and how seriously things like antisocial behaviour affect them.

Many residents engage with this survey, it is anonymous and is available via the following options:

It is on the Kent Police Website: www.kent-pcc.gov.uk

The quickest way for you to access the anonymous survey is to go to the following link:

<https://www.smartsurvey.co.uk/s/PoliceandCrimePlan2024/>

[Police and Crime Plan Survey 2024 \(kent-pcc.gov.uk\)](http://www.kent-pcc.gov.uk)