

# NEWINGTON PARISH COUNCIL

## Minutes of the Meeting of the Parish Council held on 26 March 2024 in the Newington Room, Newington Village Hall

Present: Cllr Richard Palmer (Chairman), Cllr Tony Mould (Vice Chairman), Cllr Ruth Brown, Cllr Ray Cuffley, Cllr Stephen Harvey and Cllr Chris Palmer; and Mrs Wendy Licence (Clerk)

Also present were County Councillor Mike Baldock and twelve members of the public.

Cllr R Palmer welcomed everyone to the meeting.

### 1. COUNCILLOR VACANCIES

#### i. To receive an update and to co-opt new Members

Cllr R Palmer reported that no applications have been received yet.

#### ii. Co-option Policy

Cllr R Palmer said the co-option policy is on the website and it is important to follow this.

### 2. APOLOGIES FOR ABSENCE

Apologies had been received from Cllr Elaine Jackson (accident) and Cllr Eric Layer (holiday); apologies accepted.

### 3. DECLARATIONS OF INTEREST

None were declared..

### 4. MINUTES OF THE PARISH COUNCIL MEETING HELD ON 27 FEBRUARY 2024

#### i. To consider the minutes of the meetings and if in order sign as a true record

Cllr Harvey **PROPOSED** to accept the minutes of the meeting as a true record; **SECONDED** by Cllr Brown: **AGREED UNANIMOUSLY**. Cllr R Palmer duly signed the minutes.  
It was agreed to bring forward Planning.

### 5. PLANNING

*The meeting was adjourned for members of the public to speak on the following planning application:*

Ref: 24/500761/REM Address: 128 High Street, Newington ME9 7JH

Proposal: Approval of reserved matters (Appearance, Layout, Scale and Landscaping sought) for erection of 46no. residential dwellings, with access from A2 High Street, pursuant to 21/505722/OUT.

Concerns were raised regarding biodiversity and protected species inhabiting the site; proximity to existing houses; over-looking; removal of the landscaping screening; current lack of GPs; demolition has started and a water main has been hit; working hours during construction; and archaeology of the area.

SBCllr R Palmer informed the meeting that he has called the application in to Swale Planning Committee.

All members of the public left the meeting.

*The meeting was reconvened.*

i. To receive an update

Ref: 24/500679/TPOA : Land At School Lane, Newington ME9 7LB

Proposal: Tree preservation order application to crown lift x 8 Oak trees to a height of 6- 8 metres.

Cllr Harvey reported the application has been withdrawn. There has been a meeting with the developer, their proposal is for temporary teacher parking at Denham Close. The developers' intention is to build from the school to the railway line, there will be a public consultation.

Ref: 24/500313/SUB 128 High Street, Newington ME9 7JH

Proposal: Submission of details to discharge condition 6 - Design Code, Subject to 21/505722/OUT

Cllr Harvey reported that a decision is yet to be made.

Ref: 24/500610/FULL 14 Wickham Close, Newington ME9 7NT

Proposal: Removal of existing conservatory and erection of single storey rear extension with insertion of 2no. rooflights.

Cllr Harvey informed Members a decision is yet to be made.

Ref: 23/505381/FULL 46 High Street, Newington ME9 7JL

Proposal: Erection of rear store room and 'WC' including changes to fenestration.

Cllr Harvey reported that the application has been permitted.

Ref: 23/505840/FULL Digswell, Lower Hartlip Road, Hartlip ME9 7SX

Proposal: Demolition of 2no. commercial premises (Use Class E) and erection of 4no. dwellings together with associated parking, refuse and cycle stores, and landscaping.

Cllr Harvey said a decision is yet to be made.

Ref: 23/504879/FULL 61 Playstool Road, Newington ME9 7NL

Proposal: Erection of a first floor rear extension, roof alterations to extend existing loft extension, including alterations to front and side of roof.

Cllr Harvey reported that a decision is yet to be made.

Ref: 23/505365/OUT Land To The Rear Of Eden Meadow, Newington ME9 7JH

Proposal: Outline planning application for up to 25no. residential dwellings (all matters reserved except for access)

Cllr Harvey informed Members a decision is yet to be made.

Ref: 23/504502/FULL Woodland Farm, High Oak Hill, Iwade Road, Newington ME9 7HY

Proposal: Erection of a permanent agricultural dwelling with associated parking (Resubmission 21/504388/FULL)

Cllr Harvey reported that a decision is yet to be made.

Ref: 22/503654/EIOUT Land To The West Of Bobbing, ME9 8QL

Proposal: Outline application (all matters reserved except for access) for a mixed used development comprising up to 2,500 dwellings, a 4.99ha commercial employment zone including doctors surgery, a 4.2ha sports hub, primary school, community facilities, local retail provision, public open space, children's play areas and associated parking, servicing, utilities, footpath and cycle links, drainage, ground and other infrastructure.

Cllr Harvey reported that a decision is yet to be made.

ii. Ref: 24/500761/REM

Address: 128 High Street, Newington ME9 7JH

Proposal: Approval of reserved matters (Appearance, Layout, Scale and Landscaping sought) for erection of 46no. residential dwellings, with access from A2 High Street, pursuant to 21/505722/OUT.

Cllr Harvey said he was not proposing to make any further submission.

iii. Ref: 23/505420/REM

Address: Land At Wises Lane, Borden ME10 1GD

Proposal: Approval of Reserved Matters (Appearance, Landscaping, Layout and Scale sought) for creation of the eastern spine road (Phase 2D), pursuant to 17/505711/HYBRID.

*Amended plans and additional information received 23/02/2024*

Noted.

iv. Ref: 24/500781/FULL

Address: Snakesbury Cottage, Iwade Road, Newington ME9 7JY

Proposal: Conversion of existing barn to holiday accommodation with car port and cycle store.

Cllr Harvey proposed to object to the application as it is outside the built-up area; it is in a Conservation Area; and there is no evidence for the need for a holiday let as Newington is not a holiday destination. Previous holiday lets were used for residential lets.

v. Ref: 24/500900/FULL

Address: Land At School Lane, Newington ME9 7JU

Proposal: Section 73 - Application for minor material amendment to approved plans condition 2 (to allow changes to the layout and fenestration of plots 13, 20 and 21) pursuant to 21/504028/FULL for - Erection of 25no. residential dwellings and the provision of a 20 space staff car park and 20 space pupil pick-up/drop-off area for Newington C of E Primary School, together with associated access, landscaping, drainage and infrastructure works.

Cllr Harvey said information will be included in the Village Voice and on the Council's website.

Cllr Harvey resigned as Chairman of the Planning Committee.

Cllr R Palmer thanked Cllr Harvey for chairing the committee and for always working well on planning matters.

## **6. MATTERS ARISING FROM THE MINUTES**

Website- Fly tipping link was already on website; parking reporting link has been added

Pavilion fence defibrillator- new battery and pads and have been installed. Details have been updated on The Circuit.

Cllr R Palmer said the defibrillators in the High Street and in the Pavilion also need new pads and batteries.

*ACTION: Cllr R Palmer to send details to the Clerk.*

20mph signs- KCC Highways has agreed to install these

## **7. PUBLIC QUESTION TIME**

No members of the public were present.

## **8. VISITORS**

### i. County Councillor

KCCllr Baldock reported he has spent a lot of time with KCC Highways due to the chaos in the Borough and had attended a meeting with Swale Borough Councillors, County Councillors and KCC Highways. It was hoped for involvement with local matters and to be able to raise

concerns, but this did not happen. Currently, there are a lot of school appeals. He is working with Vibe regarding youth provision for the summer. Concern has been raised regarding PROW as foot paths are being closed before the diversion is in place. Cllr R Palmer thanked KCCllr Baldock for his report.

## ii. Borough Councillors

SBCllr R Palmer reported that he had attended a meeting with KCC Highways and also the Swale Western Area Committee.

SBCllr C Palmer reported that she will contact Swale Planning to look at the layout of the proposal for 128 High Street. This has been the first week of the new bin collections and the transition has gone well.

SBCllr R Palmer said no problems have been reported in Newington, although there was a problem in Upchurch as the schedule on the letters did not agree with the Swale website.

SBCllr C Palmer said Swale Borough Council has stated its new five-year plan. Two reports of fly-tipping have been submitted and this has been cleared. Some pot holes in Station Road have been repaired but new ones have appeared.

Cllr R Palmer informed the Council that Swale has two more covert cameras to tackle fly-tipping in the area.

## **9. AMENITIES**

### i. To receive the minutes of the meeting of the Amenities Committee held on 19 March 2024 and consider the recommendations

Ratification of minutes deferred to next Amenities meeting.

Cllr Harvey gave a brief update of the meeting.

The Clerk reported that the saplings are yet to be planted, the contractor has advised that the oak, rowan and silver birch saplings should not be part of the hedge and another suitable site should be found.

Cllr Harvey said the oak could be planted just outside the play area to replace a previous one.

### ii. To consider quotations for Pavilion hand dryer

### iii. To consider quotations Pavilion Notice Board

Still waiting for quotations.

## **10. SWALE BOROUGH COUNCIL LAND**

Cllr R Palmer said the matter is in the hands of Swale Borough Council Legal Team who estimate it will be approximately eight weeks for completion.

## **11. VILLAGE VOICE AND MEDIA**

Cllr Mould gave an update on the Village Voice which will be an online version. The Spring Clean will be a prominent feature. Details of the youth provision will be included.

## **12. FINANCE**

### i. Cheque list: to consider invoices for payment

<b>Payee</b>	<b>Reason</b>	<b>Amount</b>
Swale Borough Council	Grounds maintenance	<b>£3675.65</b>
DCK Accounting	Payroll fees – March	<b>£36.00</b>
The Play Inspection Company	Play area inspection	<b>£234.00</b>
Mr R Malone	Litter Picking Recreation Ground - March Litter Picking	<b>£527.00</b>

Mr MJ Marshall	Cemetery and Churchyard maintenance - March	<b>£625.00</b>
Mr R Burrows	Track gate keeper- March	<b>£100.00</b>
Mr R Jackson	Honorarium	<b>£300.00</b>
Administration	Expenses	<b>£45.95</b>
Mrs W Licence	Reimbursement defibrillator spares	<b>£403.20</b>

It was **AGREED UNANIMOUSLY** to make the payments

ii. Finance report

No questions or comments were raised.

iii. Any other finance matter received by 26 March 2024

Bank accounts

NatWest:- 05.01.24 £46,742.46

Nationwide:- 31.03.23 £46,034.40

Unity Trust:- 29.02.24 £44,111.84

**Payments**

01.02.24	SALIX	Loan repayment	£3055.00
26.02.24	DRAX	Electricity- Pavilion and lighting	£294.04
27.02.24	DRAX	Electricity- Pavilion and lighting	£409.95

**Receipts**

07.02.24	William Whitmey	Cemetery fees	£ £937.00
27.02.24	Swans Fitness Club	Community Sports Room hire	£20.00

The Clerk reported that £1500 has been received from the Parish Council Winter Support Grant. The Council is working in partnership with Newington School and the money will be paid to them.

**13. SPEED WATCH**

Cllr R Palmer reported that Speed Watch sessions continue in the village and Cllr Cuffley has been very active in this.

Cllr Cuffley reported that one hundred and fifty-six vehicles were recorded exceeding the speed limit and letters have been sent to thirty one drivers.

**14. REPORTS FROM MEMBERS**

Nothing to report.

**15. CORRESPONDENCE**

C1. 29.02.24- NALC CEO bulletin

C2. 29.02.24- SBC: Consultation on Scrap Metal Dealers Policy

C3. 01.03.24- Network Rail: Newington land slip

C4. 01.04.24- KALC newsletter

C5. 04.04.24- Kent Community Safety Partnership: Multi-Agency Approach to Anti-Social Behaviour

C6. 05.04.24- KALC: Governor vacancies at Medway Maritime Hospital.

C7. 06.03.24- PC Jez Chittim: Bystander training

C8. 07.03.24- NALC CEO bulletin

- C9. 07.03.24- National Highways: M2 Junction 5 road improvements
- C10. 08.03.24- National Highways: work for the week ahead
- C11. 08.03.24- KALC: training bulletin
- C12. 14.03.24- SBC: Free on-line Safer Streets Bystander training
- C13. 16.03.24- NALC CEO bulletin
- C14. 17.03.24- CPRE response
- C15. 18.03.24- SBC: JKC policy round-up
- C16. 18.03.24- National Highways - Prohibition of Driving, 50 mph and 30 mph Speed Restriction, No Right Turn, Width Restriction & No Waiting or Loading - Various Roads
- C17. 18.03.24- Kent Resilience Forum: Invitation to Communities Prepared Building Resilient Communities training workshop
- C18. 21.03.24- NALC CEO bulletin
- C19. 22.03.24- KCC Highways: Emergency Road Closure - Bull Lane, Newington - 22nd March 2024

## **16. ANNUAL PARISH MEETING**

Councillors agreed the Annual Parish Meeting will be on Friday 17 May at 7pm, all village groups will be invited. It was agreed to have a budget of £60.

*ACTION: Clerk to purchase refreshments.*

The Annual Parish Council meeting will be on Tuesday 29 May at 7pm.

## **17. ANY OTHER BUSINESS**

Cllr R Palmer reported the insurance claim is still being investigated.

**Date of next meeting: Tuesday 30 April 2024 at 7pm**

There being no further business, the meeting finished at 9 pm

Signed as a true record of the meeting

Chairman

Date: 30 April 2024