

ASH-CUM-RIDLEY PARISH COUNCIL
Minutes of the meeting held on Thursday 18 July 2024 at the Youth & Community Centre, North Square, New Ash Green, DA3 8JY

Present: Cllr S Fishenden
Cllr M Aspinall
Cllr R Brammer
Cllr J Clucas
Cllr F Cottee
Cllr C Gorton
Cllr S Hobbs
Cllr A Jauch
Cllr P Kirtley
Cllr I MacLeod
Cllr M Manley
Cllr G Pender

In attendance: Alison de Jager – Parish Clerk
Karen Law- Deputy Clerk
Cllr D Brazier – Kent County Council
Cllr S Manamperi – Sevenoaks District Council
Cllr Penny Cole – Sevenoaks District Council
Cllr Perry Cole – Sevenoaks District Council
1 member of the public

8840/24 Apologies for Absence

Apologies for absence were received from Cllr C Clark (holiday), V Ngwenya, (holiday) Cllr J Scott (work). Cllr C Gorton PROPOSED that the apologies and reasons for absence are accepted. SECONDED: Cllr J Clucas and AGREED. District Councillor Perry Cole gave his apologies

8841/24 Declarations of Interest

a. None

8842/24 Minutes

It was resolved that the minutes of the meeting held on Thursday 21 June 2024 be approved and signed as a true record with the addition to 8834/24 a. £99,561 which *after spending adjustments* is just over...and minor typographical errors
PROPOSED: Cllr M Aspinall SECONDED: Cllr R Brammer and AGREED.

The meeting was suspended at 7.55pm

- **To receive reports from the County and District Councillors**
- **Public Session**

The reports from the above are attached to these minutes

The meeting reconvened at 7.51pm

8843/24 Clerk's Report

a. The Clerk's Report was RECEIVED and NOTED.

8844/24 Council Administration

- a. Ash Burial Ground. The review of the regulations for Ash Burial Ground and Ash Memorial Garden were conducted. Cllr G Pender PROPOSED that the regulations for the Memorial Garden are amended to *entire* cremated remains. SECONDED: Cllr J Clucas FOR: 1 AGAINST: 11 the motion falls. Cllr S Fishenden PROPOSED that the amendments as highlighted in the Memorial Garden Regulations were AGREED. SECONDED: Cllr M Manley and AGREED. Cllr R Brammer PROPOSED that metric measurements are added to the imperial measurements given under point 11 of the Burial Ground Regulations to make them consistent with the Memorial Garden Regulations. SECONDED: Cllr M Manley and AGREED.

8845/24 Finance and Governance

- a. **Current Financial Position** - The Finance Officer reported the Parish Council has a surplus of £52,138 and general reserves of £88,649 which after spending adjustments is 3.1 times running costs plus the Sports Centre redundancy reserve. Approval has been received from Sevenoaks District Council to use some CIL (Community Infrastructure Levy) for the roof repairs in the amount of £4,500. The Youth Summer Scheme payments and room rental payments will come in, in the next few weeks. Members were taken through the receipts and payments.
- b. **Approval of Payments** – Cllr M Manley PROPOSED that the payments from 14 June 2024 to 12 July 2024 are APPROVED. SECONDED: Cllr A Jauch and AGREED.
- c. **Visual Inspection Ash Burial Ground** . – Cllr S Fishenden PROPOSED that the quote received up to the amount of £190 per year is accepted. SECONDED: Cllr R Brammer and AGREED.

8846/24 Planning

- a. **Applications:**
24/01512: Ash House, Ash Road, New Ash Green, DA3 8JF – External alterations, including to entrances, ramp access and windows and rooflights at Ash House , the erection of a bin store and provision of additional parking, in association with permitted development rights at Ash House for the change of use from offices to dwelling houses (24/01522/PAC). Cllr I MacLeod PROPOSED that the Parish Council does not object to this application. SECONDED: Cllr A Jacuch and AGREED.
- b. The applications listed for information only were NOTED.

8847/24 Ash Green Sports Centre

- a. **Current Financial Position** – The Finance Officer reported that the Sports Centre is showing a deficit of £4,500 noting that the wage bill is approximately £3,000 higher than last year. The Sports Centre is coming into the slower months. The Summer Scheme has been set up on the new software and will be available for bookings from 22 July 2024. The contract with Global Payments has been cancelled. The BT contract will end when the numbers are ported to the new VOIP system. Following the annual check on the equipment, some repairs are required and therefore more expenditure on the machines. Members were taken through the payments.

- b. **Approval of Payments** – Cllr M Manley PROPOSED that the payments made from 14 June 2024 to 12 July 2024 are APPROVED. SECONDED: Cllr S Hobbs and AGREED.

8848/24 Community and Environment

- a. **Lances Almshouse Charity** – Cllrs P Kirtley and I MacLeod have resigned from the committee. These vacancies will be considered at the September Parish Council meeting.
- b. **Meet the Representatives 2024** – Cllr S Fishenden reported on the success of the event held in September 2023 with representatives from the Parish Council, Sevenoaks District Council, Kent County Council, New Ash Green Village Association and the Community Warden. Cllr M Manley PROPOSED that a similar event is held in September 2024. SECONDED: Cllr A Jauch and AGREED. Once agreed, information will be forwarded to Councillors.

The meeting was suspended at 8.56pm
To receive a report from the District Councillor Perry Cole
The report is attached to these minutes
The meeting reconvened at 8.58pm

8849/24 Items for Information

- a. Cllr M Manley asked on an update on the crossing on North Ash Road. Nothing further has been received. The request for a pedestrian crossing on Ash Road at the Olivers Mill Bus Stop has been added to the Highways Improvement Plan. Cllr M Aspinall reported that he had attended a Village Association Council of Management meeting. The coppicing that was carried out late spring and the negativity from residents towards contractors has resulted in some companies blacklisting the VA. Negotiations to have the tennis courts available for all villagers to use continue. The new shopping centre owners are disappointed with the negativity of the centre, specifically, an article that was published in the local press.
Cllr F Cottee reminded members that the Big Breakfast is held at the Hodsoll Street Village Hall. The new cutting regime seems to be working and volunteers will help with the lifting of the tables.
Cllr J Clucas noted that the London Golf Club is holding two events, one at West Kingsdown and one at Stanstead regarding their plans which include using South Ash Manor as a wedding venue. Cllr S Fishenden had attended a meeting with London Golf Club and they confirmed that there would be no access from South Ash Road and the underpass is still in their plans.

8850/24 Progress Tracker

- a. The Progress Tracker was NOTED

The meeting closed at 8.49pm

Signed: Date:
Chairman

ASH-CUM-RIDLEY PARISH COUNCIL

Agenda Item: **Full Council (18 July 2024)**

Report Title: **County and District Councillors Reports**

COUNTY COUNCILLOR

Cllr D Brazier – no report as no business is being conducted at County Hall due to the elections.

DISTRICT COUNCILLORS' REPORT

Cllr Penny Cole advised that the new waste recycling is progressing. Although the majority of New Ash Green will not be transferred to the new bags, there is a sample on line. It is a 190 litre rectangular bag with Velcro closure at the top. Delivery will start before the end of September and an article in the next InShape will keep residents fully informed. There are changes in legislation regarding the collection of food waste.

The Governance Committee has recommended a reduction of Councillors to 48 which would include some boundary changes.

The Hodsoll Street Fete was a great success and Cllrs Penny and Perry Cole enjoyed the afternoon.

ASH-CUM-RIDLEY PARISH COUNCIL

Agenda Item: **4 – Full Council 18 July 2024**

Report Title: **Clerk's Report**

BULLETIN – The Bulletin is out for delivery.

BURIAL GROUND – The working party consisted of Megan, Frank and myself. We spent an hour clearing some of the graves, however, the impact was minimal and more work is needed. I will be meeting with the Contractor to clear some graves, prune shrubs and remove Ash tree saplings.

COMMUNITY WARDEN – We have been advised that the amount to sponsor a Community Warden is £45,000.00. A further meeting is being arranged and the New Ash Green Village Association will be invited to attend.

FOCUS GROUP – The Focus Group meeting date is 02 September 2024.

SPORTS CENTRE – The date of the next meeting of the Sports Centre Management Committee will be held on 23 July 2024.

Software - The software has been successfully set up and will be ready for use for the summer scheme. Afterwards, Sports Centre members will start using it. A big thank you to Karen and Megan for dedicating many hours to planning and preparing this setup.

Staffing – Val and Martin left the staff at the end of June. Elaine has started on Reception and we are advertising for a fitness instructor.

SUMMER SCHEME – the timetable is complete and advertising has started on social media and in the Bulletin. New Ash Green Primary School and Hartley Academy will circulate the details to parents.

ASH-CUM-RIDLEY PARISH COUNCIL

Agenda Item: **6 – Full Council 18 July 2024**

Report Title: **Planning Update**

To receive and note the following applications for information only.

24/01399/PAC: New Ash Green Shopping Centre, The Row, New Ash Green. Prior notification for a change of use from Commercial, Business and Service (Use Class E) to Dwellinghouses (use Class 3). This application is made under Class MA of the Town and Country Planning (General Permitted Development)(England) Order 2015.

24/01362/PAC: First Floor 18 The Row, New Ash Green, DA3 8JB - Prior notification for a change of use from Commercial, Business and Service (Use Class E) to Dwellinghouses (use Class 3). This application is made under Class MA of the Town and Country Planning (General Permitted Development)(England) Order 2015.

24/01142/LDCPR: White House, The Street, Ash, TN15 HB – Proposed single storey outbuilding in rear garden of dwellinghouse to replace existing stable block.

24/01623/ADJ: The London Golf Club, South Ash Manor, South Ash Road, TN15 7EN – Request for an EIA Scoping Opinion under Town and Country Planning(Environmental Impact Assessment) Regulations 2017 (as Amended): Proposed redevelopment of land for new hotel and sports academy, visitors lodge, pavilion, golf driving range and leisure facilities.

24/01596/LDCPR: Pettings Court, Hodsoil Street, TN15 7LH – Erection of Garden Room

24/01573/PAC: 2,4 – 6 Upper Street South, New Ash Green Shopping Centre, The Row, New Ash Green - Prior notification for a change of use from Commercial, Business and Service (Use Class E) to Dwellinghouses (use Class 3). This application is made under Class MA of the Town and Country Planning (General Permitted Development)(England) Order 2015.

24/01567/LDCPR: 14 Spring Cross, New Ash Green, DA3 8QG – Single storey rear extension with roof lights.

24/01522/PAC: Ash House, Ash Road, DA3 8JF - Prior notification for a change of use from offices (use Class E) to 14 dwellings (use Class 3). This application is made under Class MA of the Town and Country Planning (General Permitted Development)(England) Order 2015.

24/01228/RG5: Land South of Idleigh Court Road and East of Hartley Bottom Road, New Ash Green – EIA screening opinion. (*The request has been made in connection with the proposed development of a solar array (with a maximum export capacity of 49.9MW) with associated battery energy storage system (BESS, with a*

15 MW capacity) and infrastructure on the above described land. This would include a substation area and inverter and transformer stations, along with access tracks, fencing and cabling works. A switching station would be provided on the POC Site to the west, comprising a fenced compound with electrical equipment up to 7.5 m height. The submission states that, during operation, the land would be made available for sheep grazing but otherwise would be managed for biodiversity gains.)