

## STANSTED PARISH COUNCIL

**MINUTES OF THE PARISH COUNCIL MEETING HELD ON MONDAY 6 JANUARY 2020  
AT FAIRSEAT VILLAGE HALL, VIGO ROAD, FAIRSEAT AT 8.00 pm**

**PRESENT:** Cllr Harry Bott Chairman  
Cllr Mrs Polly Falconer Vice-chairman  
Cllr Thomas Brooker  
Cllr Jack Saunders  
Cllr Daren Sefer  
Cllr Kevin Sparkes  
Cllr Yvonne Tisson

Mrs Melita Gandolfo Clerk

1 member of the public

**Item** *Action point*  
Minute no 2019/20/

**1 APOLOGIES**

376 All parish councillors present.

**2 DECLARATIONS OF INTEREST AND ALTERATIONS TO THE REGISTER**

377 None.

**3 MINUTES OF THE MEETING HELD ON 2<sup>nd</sup> DECEMBER 2019**

378 It was proposed by Cllr Falconer, seconded by Cllr Sefer, and agreed that two amendments be made to the draft Minutes.  
It was then agreed that the Minutes of the meeting held on 2<sup>nd</sup> December 2019 be signed as a true record.

**4 MATTERS ARISING**

379 None.

**5 STANSTED SCHOOL**

**380 a Lighting of path and car park**

Staff at the School had complained that the lighting on the path and in the car park was inadequate. Possible solutions were discussed, including the addition of extra lighting bollards and the use of brighter bulbs. It was agreed that this should be discussed further at the February meeting at Stansted, when Councillors would be able to inspect the lights.

**381 b Other issues relating to the School**

Cllrs Bott and Falconer and the Clerk, together with Tom Sheldon and Alan Bullock from the Steering Group, had attended a useful meeting with the School Governors.

**6 LOCAL PLAN**

382 Wrotham Parish Council had shared the experts' reports with neighbouring parish councils, and Stansted Parish Council had duly submitted these to TMBC.

**SUSPENSION OF MEETING FOR COUNTY COUNCILLOR'S REPORT**

The Chairman suspended the meeting to allow KCC Cllr Harry Rayner to speak.

Cllr Rayner brought greetings from Borough Councillors Robin Betts and Martin Coffin.

Cllr Rayner said that Wrotham and Borough Green Parish Councils were grateful for the support of surrounding parishes in opposing the Borough Green Gardens plan. The Clerk of Wrotham PC had sent notice of anticipated future costs to participating parishes.

**7 PLANNING****a Applications**

383 **i** **TM/19/02828/FL** Hatham Green Cottage, Hatham Green Lane, Stansted TN15 7PL: New first floor bedroom and kitchen extension.

No objections were raised.

384 **ii** **TM/19/02790/FL** Daisy Cottage, Vigo Road, Fairseat TN15 7LU: Construction of a new dormer window to north elevation and to suit internal alterations to existing bathroom including infilling of existing window and part demolition of existing roof to suit new dormer.

No objections were raised.

385 **iii** **TM/19/02608FL** Horse and Groom, London Road, Wrotham TN15 7NT: Construction of stables building comprising loose boxes, tack room and fodder store for private use.

After discussion, it was agreed to respond as follows:

Stansted Parish Council has no objection to this application but would request that a lighting plan be provided. At present a bright spotlight is disturbing neighbours at night.

386 **iv** **TM/19/03011/FL** Thriftwood Caravan and Camping Park, Plaxdale Green Road, Stansted TN15 7PD: Variation of planning permission TM/18/0286

After discussion, it was agreed to respond as follows:

Stansted Parish Council objects to this application, for the following reasons.

1. We believe that the services provided are inadequate to support more static caravans.
2. An increased number of static caravans will change the character and type of caravan park.

3. More static caravans would increase the number of people staying for long periods.
4. This would mean there is less space for visitors bringing holiday caravans; tourism to the local area would be reduced.
5. The road access to the site is poor and inadequate for static caravans.

387 **b Decisions**

The decisions listed on Appendix A were noted.

388 **c Enforcement**

**Littlefields, Plaxdale Green Road, Stansted**

TMBC Planning had informed the Clerk that as the Appeal had been dismissed, the Enforcement order was in effect and the owners had until 8<sup>th</sup> May to comply.

389 **d Appeals**

None.

390 **e Any Other Planning Issues**

None.

**8 FINANCE**

391 **a Bank Balances**

The bank balances as listed on Appendix B were noted.

392 **b Payments made since Last Meeting**

None.

393 **c Accounts for Payment**

It was proposed by Cllr Bott, Osborne, seconded by Cllr Mrs Falconer and agreed the accounts for payment as listed on Appendix B be paid (cheques 979-982).

394 **d Bank mandate**

Nothing to report.

**e Review of Browne's field and recreation ground rent and charges from 1/4/20**

395 Cllr Jack Saunders accepted the new rate of £325 pa for the rent of Browne's field.

396 It was agreed that recreation ground rent should be discussed at next meeting.

397 **f Budget 2020-2021**

It was proposed by Cllr Bott, seconded by Cllr Falconer and agreed that the draft budget be accepted, following further clarification on historic Precept figures.

398 g **To set Precept 2020-2021**

It was proposed by Cllr Bott, seconded by Cllr Falconer and agreed that the Precept be set at £17,260, following further clarification on historic Precept figures.

9 **GRANT APPLICATIONS**

399 None.

10 **MANAGEMENT OF THE COUNCIL'S LAND & PROPERTY**a **Recreation Ground**

- 400 i. General maintenance - Nothing to report.  
401 ii. Hire of ground - Nothing to report.

402 b **Playpark**

Home Counties Play had quoted a cost of £474 including VAT to replace the broken drum. It was proposed by Cllr Brooker, seconded by Cllr Sefer and agreed that this quote be accepted.

403 c **War Memorial and Garden**  
Nothing to report.

404 d **Telephone Kiosk**  
Nothing to report.

405 e **Church Bank**  
Nothing to report.

406 f **Hatham Green**  
Nothing to report.

407 g **Registration of land**  
Nothing to report.

408 i **Notice Boards**

The Clerk had circulated Gerry Glidewell's proposals and prices for new notice boards. It was proposed by Cllr Bott, seconded by Cllr Falconer and agreed that the Clerk ask Gerry to make the notice boards, with doors, at the price of £470 plus £175 for doors for each board.

11 **HIGHWAYS & TRANSPORT**409 a **Draft Highways Parish Improvement Plan and speeding issues**

It was agreed that this would be discussed at the February meeting.

410 c **Encroachment**

Cllr Falconer had received a detailed reply from Jez Massey at KCC on the issues of encroachment raised. It concluded that none of the cases raised were valid encroachment issues. Unless there is an established Public Right of Way along a verge, the owner can use the verge as they wish, e.g. by planting a hedge. It was agreed that the Clerk should write to KCC Cllr Harry Rayner, asking for a senior person at KCC to provide clarification.

411 d **Hedges**

Cllr Tom Brooker had started hedge cutting. Cllrs Bott, Falconer and Brooker agreed to arrange a meeting to plan for next year's hedge cutting, and to establish which landowners / house owners are responsible for which lengths of hedge.

412 e **Other highways or transport issues**

Potholes were reported in Platt House Lane near the island; and at the top of Stansted Hill. A long gulley had appeared in Labour in Vain Road.

The pond in the dip in Platt House Lane was subject to frequent flooding; KCC Highways had in the past maintained the pond, and it was agreed that the Clerk would contact them.

**12 VILLAGE HALLS**413 a **Stansted Village Hall**

Nothing to report.

414 b **Fairseat Village Hall**

Nothing to report.

**13 POLICE MATTERS**

415 Nothing to report.

**14 PLAQUE FOR GPS STEERING GROUP**

416 Nothing to report.

**15 REPORTS ON MEETINGS ATTENDED BY COUNCILLORS AND CLERK**

417 None.

**16 CONSULTATION DOCUMENTS**

418 No documents received.

**17 CORRESPONDENCE**

419 The Clerk had received a letter from the Executors of the late Miss Jean Lyle, saying that Miss Lyle had left a legacy of £1,000 to the Parish Council to be used for the

benefit of the elderly. After discussion it was agreed that to offer financial support from this legacy to The Cloisters coffee mornings and social group. Cllr Falconer agreed to contact the organisers.

**18 REPORTS & CIRCULARS**

420 None received.

**19 ANY OTHER BUSINESS**

421 Cllr Falconer suggested that the currently disused wooded area at the top of Stansted Recreation Field, adjoining the Old Rectory, could potentially be used for car parking. It was agreed that this could be a good plan which should be discussed further.

422 It was suggested that the Clerk investigate deposit accounts offering a higher interest rate than that paid at present by NatWest.

**PUBLIC SESSION**

No matters were raised.

**CONFIDENTIAL SECTION**

The Chairman thanked everyone for attending and closed the meeting at 9.50 pm

Signed .....Chairman

On the ..... day of ..... 2019