



Manston Parish Council

Date: October 2019

To: Members of Manston Parish Council

You are hereby summoned to attend the Meeting of the Parish Council. The meeting will be held at the RAF Manston History Museum, on Monday 14th October 2019 at 7.00pm for the purpose of transacting the business mentioned below.

AGENDA

Item No

Subject

A minute silence will be held at the start of the meeting in memory of our former Chair, Mrs Linda Samme

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| 58/19-20 | APOLOGIES FOR ABSENCE |
| 59/19-20 | DECLARATIONS OF INTEREST
To register any new interests or de-registration by Members. |
| 60/19-20 | MINUTES OF PARISH COUNCIL MEETING for approval
To approve the minutes of the Parish Council Meeting held on 9 th September 2019. |
| 61/19-20 | FINANCIAL MATTERS for approval
a) To note and resolve to agree receipts and payments as listed. Two Cllrs to sign cheques.
b) Outcome of External Audit 2018/19 |
| 62/19-20 | Chairman's Report to note |
| 63/19-20 | PLANNING to note
a) To note planning applications |
| 64/19-20 | HIGHWAYS to note
a) To note any issues regarding the Rights of Way
b) Flete Road update
c) To receive any appropriate updates from the highways representative. |
| 65/19-20 | MANSTON PARK to note
a. To review park check and matters arising . |
| 66/19-20 | INDIVIDUAL COMMITTEE REPORTS to note
To receive updates from
a) County Councillor
b) District Councillor
c) PCSO
d) Community Warden
e) Clerk – update re new website provider |
| 67/19-20 | PUBLIC QUESTIONS/ITEMS FOR NEXT AGENDA |
| 68/19-20 | DATE OF NEXT MEETING 11th November 2019 at 7:00pm at RAF Manston History Museum |

Manston Parish Council

Chairman: Cllr John Dearing

Clerk: Miss Ashley Jackson

Email: manstonparishcouncil@gmail.com

Minutes of the Parish Council meeting held on 9th September 19 at 18.30pm At RAF Manston History Museum, Manston

Present **Parish Councillors** Cllrs John Dearing, Chairman, Irene Dolan Vice-Chair, Roy Matthews, Guy Wilson, Robin Tritton and Vic Champs

In Attendance – Ashley Jackson (Clerk/RFO), 15 residents

Present- Rebus Planning Solutions on behalf of the applicant, Montgomery family and Guild Crest Homes.

Drawings of the site were circulated. Includes site plan of outline planning approved in 2017. Full planning app submitted to TDC July 2019 - this has now increased to 28 units of those units 8 are affordable homes, 18 small offices, 6 small lock ups and shop/café. Proposed new access from Manston Road, bungalows from existing access, business units will use existing access and shop new access from Preston Road. Street scenes circulated. Planning app number TH/19/0438. Plan includes 38 parking spaces, discussions are taking place with KCC highways. Image of proposed shop and café circulated– PC concerns that the shop will not be used or needed – Mr Montgomery advised that he had previously spoken to former Cllr Linda Samme about this community asset and he asked the question during the consultation what the community would like to see and the results of the survey identified that the café was the most wanted.

Cllr Tritton advised the café and shop will not last long. Will the shop/café be converted back into accommodation if it fails? . Cllr Tritton also stated that the entrance in Preston road is the narrowest part of the road. Mr Montgomery said the access had moved due to the feedback from the village. Villagers wanted it within the village. He confirmed that KCC are happy with the proposed entrance. Karen Banks confirmed that they are in discussions with KCC and it should go back to the original entrance, if the build out is going to go there it will also make the road smaller. Cllr Tritton said why not use the entrance into the industrial estate? Feedback from this meeting will be fed back to KCC. Cllr Tritton asked if the hedge on Preston Road is going to be removed. Karen Banks confirmed the hedge will not be removed. Resident confirmed that the shop which was in the village closed down because it wasn't supported. KB confirmed the family/developer will sign up to a s106 agreement which will confirm that the shop will be developed first and they will have to prove to the PC & TDC that it can't work. Cllr Dearing asked again what will happen if it doesn't work? Mr Montgomery confirmed the shop is being built by the developer and they retain ownership of the unit and rent will be minimal. Two people from the consultation asked about the shop. Cllr Dolan stated that the type of shop was very important. Rex confirmed that the shop was successful until it changed hands, and then failed because the new owners failed to restock the goods. Hazel advised that she was in support of the shop and café to reinstate the village community. Cllr Champs said that a post office would be a really good idea. Cllr Dearing said government decisions had wrecked the post office trade, they no longer get commission for paying out pensions as now the government has allowed pensions to be paid straight into peoples's bank accounts, and that Post Office income helped village shops to survive in the past.

Cllr Wilson asked how big the shop was - 170 sqm - and could it be sub divided if it wasn't successful? It is a possibility. The shop/restaurant has a mixture of A1 & A3 planning use. KB explained that A1 was a shop and A3 was a café. The council

would put a restriction on change of use and would need council's authority to convert the building to residential use.

Resident asked about the increase in traffic. Cllr Dearing confirmed that he and Linda Samme had attended a meeting 3 years ago and stated at that meeting they weren't happy with the proposals but Highways confirmed they were happy with the proposals. .

Cllr Dearing thanked Karen Banks and Mr Montgomery for coming to the meeting. Cllr Dearing confirmed that the Cllrs will send representation to KCC – with regard to the shop/café, he confirmed it is still a loop hole and can be easily converted. He also stated that the lock ups could be converted, however Mr Montgomery confirmed that there are people waiting for them . Mr Montgomery advised that he wished there was more trust. Cllr Dearing advised that the PC is on the receiving end of big developers who don't always keep their promises.

47/19-20 APOLOGIES FOR ABSENCE

Roger Gale MP, Community Warden Tony Gander, Deborah Forsythe & Cllr Roper.

48/19-20 DECLARATIONS OF INTEREST & CO-OPTION OF NEW MEMBERS

The Declarations of Interest Form was passed around for those in attendance to sign. No declarations were made.

49/19-20 MINUTES OF THE PREVIOUS MEETING

It was proposed by Cllr Dearing to accept the Minutes of the Parish Council Meeting held on 8th July 2019. Seconded by Cllr Champs. These were signed by Cllr Dearing as a true record.

50/19-20 FINANCIAL MATTERS

- a) Members resolved to approve the Schedule of Payments which was proposed by Cllr Matthews, seconded by Cllr Tritton, all in favour. Signed as appropriate by Cllr Champs and Cllr Matthews .

51/19-20 CHAIRMAN'S REPORT

Cllr Dearing confirmed that it has been a busy two months. The footpath has been completed at Manston court road and he thanked James Wraight, KCC for all his hard work in making the path possible. Community Payback have undertaken work in the park. Community payback is where people, who have been before court, have been required to do unpaid work in the community. In the park they have painted metal work and applied wood preservative to fences and gates. Cllr Dearing thanked, Tony Gander , Danny & David for overseeing the work which has been to a good standard. Cllr Dearing thanked Cllr Matthews for highlighting the dangerous condition of one of the goal posts. C & R fabrications carried out a temporary repair to make the goal post safe, and they will carry out a permanent repair and brace both goal posts to improve their safety. Cllr Dearing confirmed he, Tony Gander, Paul Valek of Highways had a meeting with the TAG trustees regarding the traffic organisation of their annual open day which had caused traffic problems in previous years. An arrangement was agreed that, during their annual open day, entrance will be via Flete Road and exit via Valley Road. This worked really well and Cllr Dearing thanked the TAG trustees for their co operation.

52/19-20 PLANNING

OL/TH/19/0923 – comments already submitted and Cllr Champs and Cllr Wilson visited the site and they both confirmed that the application was not suitable.
F/TH/19/0947 – Cllr Champs and Cllr Wilson visited this site and felt that although the extension didn't look nice but was not an objection.

53/19-20 HIGHWAYS

No further update on Flete Road, KCC have sent a proposed scheme regarding 30 mph speed limit and speed bumps. There have been some objections as 30mph

stops at the last building in the southern end of the hamlet, leaving the southern third of Flete Road still subject to a 60mph speed limit.

54/19-20

MANSTON PARK

Park check circulated. Community Payment extra work has been agreed by the PC. Hazel asked if the top bar of the goal posts was going to be painted – Cllr Dearing advised that we will look at the posts when the work has been done. Seat on the zip wire has split – clerk to order a new one.

55/19-20

INDIVIDUAL COMMITTEE REPORTS

PCSO sent a report and advised that there have been 2 crimes in the village – an online fraud and suspected drug dealing in Spratling Street. This is being monitored. They are also monitoring the parking of cars outside Preston Caravan Park. She also encouraged the Cllrs to join neighbourhood watch as it is an invaluable service. Cllr Tritton confirmed that he attended TRRG and the main topic was speed watch and they are desperate for volunteers. Cllr Tritton offered to be a contact point if there were volunteers for speed watch. Cllr Dearing encouraged residents to get involved.

56/19-20

PUBLIC QUESTIONS & AGENDA ITEMS

Resident from Manston Road, Margate advised that the traffic goes along that road too fast. A motorbike travels every morning at 5am at 80mph. He advised that he spoke to KCC and they advised when 6 are killed they will do something about it. Cllr Champs advised he had been to the police about this and they advised him to speak to the community warden. Cllr Dearing stated that he could ask the Community Warden if the police would use the speed camera there.

Helen Peachey-Smith – requested an apology from the parish council for an email received from Linda Samme to her father. She wanted a public apology for slander. Cllr Dearing advised that the PC did not slander her father. Cllr Dearing confirmed that the PC have agreed to do the hedge. HPS confirmed that she has lived in the house her whole life and she can no longer see over the top of it – she wants the hedge cut at the top and on the side. Cllr Dearing confirmed the hedge will be cut but not twice a year as she has requested. HPS advised that emergency vehicles could not access the road if necessary. Cllr Dearing confirmed that they would be able to access it. Mr Peachey stated that the email stated that we would wait until it interfered with his vehicle. He has been trying to save the council money by asking for it to be cut. Cllr Dearing confirmed that the hedge will be cut. Cllr Wilson asked for clarification of where the hedge was. The hedge is in the park and the responsibility of the PC. Cllr Dearing advised that he had removed 3 dead trees when Mr Peachey had asked for their removal and Mr Peachey thanked him for that. Cllr Wilson asked what the solution was – Helen Peachey Smith said that the sides and top to be cut at least once a year. Cllr Dearing confirmed that Serco are cutting the hedge. Cllr Dearing have confirmed he has spoken to EDF and they confirmed the branches were not a problem for their cable. BT replace cables if they are damaged. Cllr Wilson & Cllr Champs will visit the site and report back to the PC. Hazel asked about the proposed gypsy site in Manston which was reported in the gazette. Clerk to speak to the District Cllrs.

57/19-20

DATE/TIME OF THE NEXT MEETING

The next Parish Council Meeting will be held 14th October 2019 at 7:00pm in the RAF Manston History Museum.

The meeting closed at approximately 19.56 pm.

Planning List – 14.10.19

Ref & Location	Description	MPC Action & Outcome
FH/TH/19/1141 Bramble Barn, Bramble Lane, Margate	Erection of two storey front and side extension	
TH/TPO/7 (1991) 9 Highlands Glade, Manston	1 No Ash, re pollard by 2.5m	No issues
F/TH/19/1291 Birchington Vale Caravan park, Shottendane Road, Birchington	Change of use of land from touring and tent camping area to stationing of static caravans and associated works.	