

## **SELLING PARISH COUNCIL**

**Minutes of the Ordinary Parish Council Meeting held on  
Thursday 20<sup>th</sup> January, 2022 at 19:00 hours at Selling Village Hall**

**Present:** Cllr Kevin Hobson (Chair), Cllr Andrew Bowles, Cllr Sue Henderson, Cllr Andy Day, Cllr Tony Kitchen, Cllr David Woollett, Wendy Gregory (Clerk), Ward Cllrs Gould and Valentine and three members of the public.

**01.22.01 Welcome and apologies for absence**

The Chairman welcomed everyone. Apologies were received from County Cllr Lehmann due to another meeting and Cllr Saunders due to a health problem. Cllr Bowles notified the clerk that he was delayed and wouldn't be available to start the meeting.

**01.22.02 Declarations of interests and dispensations**

Cllrs had no interests to declare.

**01.22.03 Items to be taken in a private session**

No items were required to be taken in private session.

**01.22.04 Confirmation of the Ordinary Minutes of the last Meeting**

The Chairman asked if anyone had any comments concerning the accuracy of the Minutes of the 16<sup>th</sup> December, 2021 Ordinary Parish Council meeting. No one had any comments and the Chairman signed the minutes as a true record.

**Resolved:** The Minutes of the Ordinary Parish Council meeting held on 16<sup>th</sup> December 2021 were approved.

**01.22.05 Clerk's Report**

The application for the precept of £13,000 has been submitted and acknowledged. The bin on the small grassy triangle at the junction of Selling Road and Brenley Lane has been removed by Swale Borough Council because it was broken and will be replaced as soon as stock is available. An email has been sent to Roger Gough by Cllr Bowles to ask for assistance for resolving the flooding on Selling Road and the email has been acknowledged. On the third time of asking a response has been received from Southeast Water about the number of water leaks. An application for a grant of £516.82 from the KALC Covid-19 fund has been successful. A site visit has taken place with representatives of Sondes Court to review the plans for the installation of the third defibrillator on the wall of The Sondes. The street light outside the school has stopped working and has been reported. Training courses for Cllr Saunders: 'Improving Internal Council Communications' and 'Creating a Social Media Strategy for Your Councils' and for Cllr Hobson: 'Strategies to Identify and Recruit New Local Councillors' are to be booked.

**Resolved:** The Clerk's report was received.

**01.22.06 Open Forum**

Ward Cllr Gould reported that the responses to the Local Plan were being worked through and the next stage is likely to commence in late spring, early summer. Ward Cllr Valentine attended the PCSO's surgery and discussed what could be done to

have the advertising van that is parked on the bridge over the M2 removed. This matter is being looked into and he was advised that PCSOs continue to check the car parks in Selling as requested but have nothing to report so far.

**01.22.07**

**Financial matters**

**a) Bank Account Balances and Reconciliation**

**Current Account**

Opening Balance as at the last meeting

£9,748.59

Plus Receipts

0

Less Payments

£679.72

**Closing Balance**

**£9,068.87**

**Reserve Account**

Opening Balance as at the last meeting

£15,218.09

Plus interest payments

.13

Plus transfer from the Current account

£0

**Closing Balance**

**£15,218.22**

**Total monies as of 31<sup>st</sup> December 2021                      £24,287.09**

**Resolved:** The bank account balances and reconciliations were approved and the bank statements signed by Cllr Woollett.

**b) Accounts for Payment**

i) Clerks salary £597.13 by BACS and expenses for December '21 £57.75

ii) 3 x KALC training courses @ £35 each plus VAT £126.00

iii) Vision ICT hosted email account £21.60

**Resolved:** The above invoices were approved for payment.

**c) Actual spend compared to budget report**

**Resolved:** The actual spend compared to budget report was received.

**01.22.08 Planning Applications**

**22/500014/FULL** Moons of Selling Ltd, described as minor material amendment to allow alternations to the design and position to the original application

15/501089/FULL. Councillors believe that the changes are significant and not minor. The house looks very different. The new position may be intrusive to Barn House.

Reassurances were requested that the large parking area is permeable for water.

**Resolved:** An 'objection' will be submitted to the planning portal.

**22/500151/FULL** 10 Bridge Cottages. Single storey rear extension with 2 roof lights.

**Resolved:** A submission of 'no objection' will be made.

Cllr Woollett requested on behalf of Cllr Saunders that an update is sought from planning enforcement on the situation of the winter storage of caravans at Owen's Court Farm and the use of the 'village room' at Sandbanks Farm.

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**01.22.09 A scheme of delegation under LGA1972 s101 of council decisions to the Proper Officer (Clerk)**

To consider recent advice from KALC for all Parish Councils to approve a scheme of delegation to the proper officer (clerk) acting in consultation with the chairman and the vice-chairman to transact the normal business of the council including authorisation for expenditure up to £2,000 per item to fulfil its responsibilities to its residents and enable the council to meet less often to consider strategic issues. The clerk and nominated councillors to handle the routine executive items. The scheme of delegation would end automatically once face-to-face meetings were allowed without any restrictions. Cllr Bowles proposed that this advice is accepted and included within the Parish Council's Standing Orders, seconded by Cllr Kitchen. A vote took place; 4 votes in favour and 2 votes against. Cllr Woollett requested that his vote against the motion be recorded.

**Resolved:** The described scheme of delegation under LGA1972 s101 is approved and will be included within the parish council's Standing Orders.

**01.22.10 Defibrillators**

No additional updates.

**01.22.11 Matters concerning the Highway's Improvement Plan**

**i) To receive an update on flooded roads**

Cllr Day provided a summary of recent events due to flooding and reported the lack of action by KCC Highways. Every flooding event is being reported. Cllr Kitchen will report the potholes that have appeared under the bridge. Cllr Day spoke of a possible solution for moving surface water quickly to the drain.

**Resolved:** Councillors will continue to report incidences of flooding to establish a clear picture of the problems and await a response from the leader of KCC.

**ii) To approve the draft consultation in the form of a survey in preparation for the Traffic Regulation Order and Community Speedwatch Scheme.**

Cllr Hobson proposed that the document should form the first two pages plus all sections up to and including question 15 and distribute the survey as previously discussed, seconded by Cllr Bowles. A vote took place, 5 votes for and 1 abstention.

**Resolved:** The first two pages plus the survey sections from statement 1 to question 15 were approved and the survey will be printed and distributed.

**01.22.12 Matters concerning street lighting**

A discussion took place following the report of the status of the street lights. Cllr Kitchen proposed that column 1 at Neames Forstal is replaced with a new light at an estimated cost of £2,400, seconded by Cllr Day, agreed by all.

**Resolved:** To replace column 1 at Neames Forstal with a galvanised column and LED light. A decision on the recommended work on the lights in Selling Court to be deferred until the full costs are available.

**01.22.13 To commemorate the Queen's Platinum Jubilee**

A number of ideas were discussed. Councillors were asked to provide full plans with costs for the next meeting.

**Resolved:** Deferred to the next meeting.

**01.22.14 Application of change of status of the 'permissive footpath' north of Selling Station**  
Cllr Hobson gave a summary of the current situation that the permissive footpath is not shown on the KCC definitive map of footpaths and that as a permissive footpath, permission could be withdrawn at any time. A member of the public spoke and identified the permissive footpath as the 'Cinder Path' and believes that it is owned by the railway company. Cllr Valentine advised that it is not possible to change a permissive right of way under the rule of 'paths based on twenty years' use because the use is permissive. As this footpath is marked by a stone at Fox Lane, it is possible that the footpath has dropped off the definitive map. Cllr Hobson proposed that legal advice is sought through KALC. Cllr Bowles suggested that Network Rail be consulted.

**Resolved:** This matter is deferred until more information is available.

**01.22.15 Matters raised for information purposes only from portfolio holders and adopted schemes**

- i) **Highways** – No further report.
- ii) **Law and Order** – The police report was circulated prior to the meeting. Cllr Day reported that PCSO Pashov is looking after Selling again and that no further vehicle tracks have been seen on the 'permissive footpath'.
- iii) **Perry Wood** – No report.
- iv) **Public Rights of Way** – No further report.
- v) **Mid-Kent Downs** – No report.
- vi) **Village Hall Committee** – Cllr Henderson advised that the Village Hall Committee are considering installing a rubbish bin in the car park.
- vii) **KALC/SAC** – No report.
- viii) **Church Building Trust** – No report.
- ix) **Selling School** – The Ofsted report is now available.

**01.22.16 Correspondence**

All correspondence has been circulated.

**01.22.17 Items to be placed on the next Agenda**

Queen's Platinum Jubilee, Streetlights, Village Hall application for some of the remaining s106 monies. Possible help for the school celebrating their 150 years anniversary. Any other items to be considered should be emailed to: clerk@sellingparishcouncil.gov.uk no later than Tuesday, 8<sup>th</sup> February, 2022

**01.22.18** The next Ordinary Parish Council meeting will take place on **Thursday, 17<sup>th</sup> February, 2022** at Selling Village Hall.

The meeting closed at 21:06 hours

Signed.....

Date .....17<sup>th</sup> FEB 2022.....