

MINUTES OF LANGDON PARISH COUNCIL
East Langdon Village Hall
14 April 2014

Present: Cllr C Shaw (Chairman), Cllr S Craft, Cllr J Dyer, Cllr B Price-Stephens, The Clerk, District Cllr S Nicholas, District Cllr P Watkins, and 4 members of the public

Cllr Shaw welcomed the chairman of Dover District Council, Cllr N Nicholas, to the meeting.

1. **DECLARATION OF INTERESTS** There were no declarations of interest
2. **APOLOGIES** Apologies for absence were received from Cllr A Minns (household emergency), Cllr N Poulton, Cllr J Watson (unwell), PCSO Skirrow (on leave), Community Warden G Guillou- King (St Margaret's PC)
3. **MINUTES** The minutes of the meeting held on 17 March 2014 were accepted as a true record.

Proposed: Cllr B Price-Stephens

Seconded: Cllr C Shaw

4. **MATTERS ARISING**

Street Lighting in Martin Mill Mr Roger Walton has advised that KCC are currently reviewing all lighting across Kent as part of their "part-lighting" project with each street light being assessed against set criteria. Action on the light in question will be considered when the outcome of the review is known.

Solar Farms The consultation period for the Guston Court solar farm has closed with 115 comments submitted by members of the public; over 100 were objections to the proposal. A date for a planning committee hearing on the Engine Shed Site has yet to be announced.

Traffic Warning Signs Richard Heaps has advised that a solar powered SID would cost approximately £7500 inclusive of installation. It is unlikely that KCC would approve the installation of such a sign as there are no records of personal injuries resulting from crashes in East Langdon in the past three years. KCC policy states that signs such as SIDs are only considered where that is an accident problem associated with inappropriate speed that has not been remedied by standard signing and where safety cameras and related signs are not an appropriate solution. Cllr Shaw noted that Nonnington has a SID that has been offered on loan to Sutton; he will enquire further.

Following a telephone conversation with a member of the public, consideration of 20mph speed limits in the parish will be an agenda item at the next meeting.

Verge Trimming The clerk reported that there had been no information forthcoming from members about verges that could be considered for additional trimming. Hopefully this can be produced by the end of April. Cllr Shaw commented on a useful article produced by KCC that defined the areas of vegetation for which individual householders are responsible. The information will be available at the next meeting.

5. CORRESPONDENCE

CPRE –

i) Countryside Voice contained an interesting debate on solar farms. *Given to Cllr Price-Stephens.*

ii) Fieldwork contained a further article on solar farms. *Given to Cllr Dyer.*

KALC –

i) A report has been received from DCLG on Greater Flexibilities for Change of Use. The section on “permitted development rights for existing buildings used for agricultural purposes to change use to a dwelling house” is of special relevance to the parish. The report will be circulated to members.

ii) Consultation has been invited on the draft audit-substitute transparency code for parish councils with a turnover not exceeding £25,000. KALC is responding and will comment that the proposal to publish details of items of expenditure in excess of £50 or £100 would create additional and unnecessary work. The clerk advised that, otherwise, the proposals were in line with current practice.

ACRK- Rural News has been received

RURAL SERVICES NETWORK – An invitation to join a Rural Sounding board will be considered at the next meeting.

6. FINANCE

Approval of payments

Chq no.

853	KALC – Annual subscription	£ 213.65
854	ACRK – Annual subscription	£ 35.00
855	St Augustine’s church – churchyard strimming	£ 50.00
856	Mr A Minns – Conference travel expenses	£ 41.60
857	Mr C Shaw – TEN licence for theatre production	£ 21.00
858	KPFA - subscription	£ 20.00

Receipts

Precept £12,035

Proposed: Cllr J Dyer

Seconded: Cllr B Price-Stephens

7. PLANNING

PLANNING APPLICATIONS

DOV/14/00234

Proposal: Erection of a detached garage

Location: Glebelands Farm, Solton Lane, East Langdon CT15 5JD

During discussion the number of buildings on the site was noted. There was some difference of opinion as to the extent to which the number of buildings should influence a decision on the merits of the proposed garage and a vote was taken.

In favour : 1
Against : 2
Abstentions : 1

Langdon Parish Council objects to the proposal and comments:

“The Council notes that a large number of buildings already encroach on the site.

The Council objects to sporadic development in this rural location.”

DOV/14/00213

Proposal: Erection of a detached stable block

Location: Land at Roman Road, Whitfield, CT15 5HB

The chairman outlined the history of the site and, following discussion, members were unanimous in their decision to object to the application.

Langdon Parish Council objects to the proposal and comments:

- *The Council objects to sporadic building in a rural setting.*
- *There is no business plan to indicate the financial viability of the venture.*
- *There is no statement of need for this commercial venture.*
- *Eight stables would generate additional traffic with owners’ vehicles and horse boxes creating potential hazards both on Archers Court Road and the byway.*

8. **ANY OTHER BUSINESS** There were no items under this heading.
9. **NEXT MEETING** The next meeting will be held at 7.30 pm on 19 May 2014 in West Langdon village hall.

The meeting closed at 7.38pm.

Signed.....

Date.....

