



# Cliffe and Cliffe Woods Parish Council

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To all Parish Councillors, you are summoned to attend the meeting of Cliffe and Cliffe Woods Parish Council to be held **Thursday 11<sup>th</sup> August 2022, at 7:30 pm in the Small Hall, Memorial Hall, Church Street, Cliffe.** *Face coverings are not required in indoor public places including Community Centres/Village Halls but are suggested in particular for any vulnerable persons.*

## AGENDA

- 1.0 **Apologies for Absence**
- 2.0 **Declarations of Interest** Disclosable Pecuniary Interests under the Code of Conduct for Parish Councils. *A councillor, who declares a pecuniary interest may not participate in discussion or vote on the matter. If an interest is not declared at the outset of the meeting, it should be disclosed as soon as the interest becomes apparent Dispensation may be requested in writing to the Clerk (Proper Officer) who under certain circumstances will allow a councillor to speak and vote on the matter.*
- 3.0 **Co-Option** There are a total of three vacancies one vacancy in the Cliffe Woods Ward and two in the Cliffe Village Ward. They can be filled by co-option and run to May 2023 only.
- 4.0 **Election of Vice Chair – Nominations Welcome**
- 5.0 **Adjournment** (Members of the public can question the Parish Council and raise issues) 30 minutes max limit of 10 minutes per person. Technically not part of the parish council meeting.
- 6.0 **a) Approval of Minutes of Meeting held on 14/7/22**
- 7.0 **Matters Arising from Minutes of Meetings**
- 8.0 **Report: Clerks** (Clerk PO/RFO) – To Receive a verbal report on issues dealt with since the last meeting, not on the agenda.
- 9.0 **Report: Chair – TBA**
  - a) The Chair has asked for the details of the council 'Respect and Civility' pledge to be brought to the attention of the council (details circulated to councillors) for consideration and adopting.
- 10.0 **Report: Finance & General Purposes (Cllr Wyatt/Clerks)**
  - 1) **To receive a report and recommendations of the F&GP meeting held Tuesday 2<sup>nd</sup> August 2022 in St Helens House Cliffe**
    - a. To note election of Cllr Wyatt to position of F&GP Chair
    - b. To note financial reports (to 31<sup>st</sup> July)
    - c. To note and consider Payments and Receipts and approve as necessary.
    - d. Recommendations from F&GP
      - i. To note 1<sup>st</sup> Qtr Audit (Cllrs Cooper/McDermid)
- 11.0 **Allotments – Cllrs Letheren, Clements, Clerk (RFO) to be confirmed:** To receive a verbal report on the Allotments. The Clerk (RFO) will update the council on allotment rents received and outstanding and any actions to be taken.
- 12.0 **Report: Planning Committee** (Cllr Harper/Clerk (PO))
  - 12.1 The Planning Committee met on 28<sup>th</sup> July at 7:30pm. Attended by Cllrs Harper, Kentell, McDermid, Cooper, Wenban & Clerk (PO).

Planning applications received:

    - a) **MC/22/1713 Land South of View Road Cliffe Medway ME3 8UE**

Construction of 50 retirement homes comprising of 42 apartments and 8 bungalows with communal facilities, electric scooter store and management offices with associated parking, landscape

improvements and on-site allotments.

Formerly approved at 'outline' stage but refused on issues such as design. Some precedents following decision on Orchard site the previous evening and approval of "2.5 Storey" blocks on the Redrow site. OBJECTION raised on urban aspect of development on the village-built boundary and impacts between the surrounding site and this following its approval the previous evening!

**b) MC/22/1771 Land to South of Existing Stables at Buddy's View Perry Hill Cliffe Rochester Medway ME3 7TX**

Construction of a combined amenity and day room building

OBJECTION RAISED due to impact on adjacent PROW and further intensification of residential use on the site (plans do not show the further mobile dwellings to the north. Full appraisal required of the whole site and suggested a site meeting of the planning committee is held before a decision is made,

**c) MC/22/1808 3 Milton Avenue Cliffe Woods Rochester Medway ME3 8JS**

Application for a Lawful Development Certificate (Proposed) for a flat roof rear dormer, to facilitate conversion of the loft into habitable living space.

NO COMMENT

**d) MC/22/1836 Land Rear Of 56 -60 Town Road Cliffe Woods Rochester Medway ME3 8JJ**

Construction of a detached dwelling with associated parking, cycle storage, boundary treatment and landscaping

OBJECTION RAISED re. overdevelopment of the site and out of keeping with the surrounding residential properties.

- 12.3 a) Planning applications received after the publication of the Planning Committee and the council agenda: TBA

12.4 **Other Planning Issues:**

- a) **Trenport Land Cliffe – Initial Outline Planning application for ACCESS** (all other matters reserved for future submission when details will be available) see MC/22/0254. No progress on consideration of initial access only submission – update to Parish Council submission now required Cllr Harper/Clerk PO
- b) **MC/21/1287 Redrow (Gladmans) site West of Town Road** –The application has now been approved by Medway Council. Development progressing, with highways and site issues and development concerns being raised with Medway Council.
- c) **Esquire- MC/21/1694 (Orchard) South of View Road** – Due to timescale. further concerns raised with the Medway Council Planning Committee Agenda for 27/7. PERMISSION GRANTED BY MEDWAY COUNCIL despite concerns of the parish council and objection of Natural England (national planning policy states "*development on land within or outside a Site of Special Scientific Interest, and which is likely to have an adverse effect on it (either individually or in combination with other developments), should not normally be permitted. The only exception is where the benefits of the development in the location proposed clearly outweigh both its likely impact on the features of the site that make it of special scientific interest, and any broader impacts on the national network of Sites of Special Scientific Interest*")
- d) **Draft Medway Local Plan** – awaiting an update as the publication of Draft, and Public Consultation will be further delayed, despite initial plans to publish in October 2021, with a possibility of regressing to the previous consultation stage if Medway Councillors want a significant change to the proposals. **STILL OUTSTANDING LEADING TO APPLICATIONS AND PLANNING PERMISSIONS IN THE PARISH THAT WOULD HAVE BEEN UNLIKELY TO HAVE BEEN SUBMITTED OR GRANTED IF THERE WAS A PLAN.**

13.0 **Cliffe and Cliffe Woods Neighbourhood Plan**

Medway Council has completed a consultation on our Draft Version. The plan has now been submitted to a Planning Inspector for examination (September). and then the Steering Group/Parish Council will need to consider the inspector's comments and then proceed to a Referendum. If approved by a majority, it becomes Planning Policy for our area and is considered when future planning applications are submitted. There was some consideration of the NP in considering the Esquire 'Orchard' development, although not statutory at this stage.

14.0 **Report: Other Committees**

- 14.1 Footpaths and Common Land – General Report – Cllr Cooper
- 14.2 Youth Liaison – General Report - Cliffe Woods – No Cllrs at present (to be appointed at the meeting) Fribbins & Dolley (Clerks) (no progress to report)
- 14.3 Personnel Committee – Cllrs Keates, Fenny, Walton + Clerks as necessary – Meeting to be arranged to discuss roles/responsibilities of Caretaker and Cleaner.

15.0 **Report: Other Bodies**

- 15.1 Cliffe and Cliffe Woods Community Trust – Report – Clerk (PO)/Cllr Keates/Kentell
- 15.2 Cliffe Woods Community Centre Liaison – General Report – Cllr Walton
- 15.3 Cliffe Memorial Hall – General Report – Cllr Fenney (a second position is available to nominate).
- 15.4 Brett's Liaison – Cllr McDermid, Wenban, Kentell, Clerk (PO). previous annual meeting held 29/9/21.
- 15.5 Rural Liaison Committee – vacant – to be agreed at the meeting.
- 15.6 Kent Association of Local Councils (Medway) – Cllrs McDermid/Harper.
- 15.7 Police Liaison Committee & Councillor/Police Surgeries/PACT Cliffe Woods Liaison – Cllr Wyatt
- 15.8 Patient Participation Group (Cliffe/Cliffe Woods/Higham/Wainscott) – Cllrs McDermid/Fenney
- 15.9 Events

16.0 Other Reports

**Other items to be handed to the Clerk for the next meeting on  
14<sup>th</sup> September at 7:30 pm in the Emmanuel Centre, Cliffe Woods.**

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Chris Fribbins, Clerk (PO)

5<sup>th</sup> August 2022