

Iwade Parish Council

Extra Ordinary Parish Council Meeting

Held on Tuesday 30th October 2008 at 7.30pm

Present:

Chairman Phil Fearn	Mrs Sarah George, Parish Clerk
Vice Chairman Brian Groves	7 Parishioners
Cllr Amanda Hurrell	
Cllr Peter Wilks	
Cllr David Manning	
Cllr Janet Gregory	

Apologies

Cllr John White
Cllr Phil Hyde
Cllr Derek White

The Chairman advised the council that the extra ordinary meeting had been arranged due to the Parish Council receiving a copy of the Development Brief for the land South West section of the village. The Chairman confirmed that this was not a planning application but a development Brief.

The Chairman stated that the original plan to expand Iwade was first considered in 1994. Following a Local Public Inquiry, the Swale Local Development Plan adopted in July 2000 proposed that the village expansion would be 1200 dwellings. The revised Local development Plan was examined at a second Local Public Inquiry in 2006 and adopted in February 2008. the Plan allocated land east of Woodpecker Drive and in the southwest sector of the village at Coleshall Farm for a final development total of 400 dwellings. This meeting has been called to consider the development Brief for a 323 dwellings submitted by DHA Designs for Messrs Hillreed Homes

The Parish Council members went through the brief in detail outlining areas of concern:

Members were particularly concerned to know what steps will be taking to stop the construction traffic using School Lane throughout the building period.

Page 41, ***implementation and phasing***, in the brief it states that there should be "*protection of School Lane pedestrians living opposite from the construction traffic, as the lane has no footways*". The opinion of Iwade Parish Council is that the spine road through the development, planned to connect Sheppey Way with School Lane should be constructed and used as a haul road before any building work is commenced. Clerk to write to Hillreed Homes and DHA Planning advising them of this request and to ask for confirmation that it is their intention to build the spine road or a haul road before they commence any building works and that construction traffic will not use School Lane.

Cllr Phil Fearn reminded the Parish Council that the Phase One construction of c800 dwellings, a village shopping centre and expansion of the primary school at Iwade, had resulted in unacceptable and dangerous congestion at the junction of School Lane and The Street. This was particularly so at the beginning and end of the school day.

The Parish Council also wanted to make sure that as part of this major Phase 2 development, the construction of the junction of the spine road with School Lane includes new footpaths and a reconstruction of the 'Y' junction in School Lane, when the first Hillreed houses are built.

Page 37, **access and movement**, the brief states that "*Footpath access to the farm shop south of the village can also be provided*". It was felt that DHA Planning need to reconfirm what this means, as the Parish Council and residents of Iwade would like to see a footpath along the side of the Sheppey Way leading to the Featherbed Farm, as this is badly needed to link the village with the farm shop. Also the Parish Council will request that the Featherbed Lane which is sited alongside the farm shop and the footpath connecting it to Grovehurst be reopened. The road is overgrown with vegetation and needs to be resurfaced, so to provide a pedestrian/cycle route to the Ridham and Kemsley Employment Area also Kemsley Station (AAP9 c)

Area Action Plan 9 requires "*.....the provision of new and improved community facilities comprising the first phase of development as outlined in the currently approved Development Brief, planning permission will be granted for development*".

The currently approved Development Brief, November 1999, Page 22:
As part of establishing cycle connections to the wider area, the developers will provide a cycleway from the village edge to the Grovehurst Road junction of the A249. An extension of the cycleway to the Ridham Employment Area is envisaged: the developers will endeavour to provide this link within the first phase of development, although it is acknowledged that this link may not come forward until the second phase.

The Council agreed to the above and was proposed by Cllr Peter Wilks and was seconded by Cllr Brain Groves all were in favour. Clerk to request that the above be added to the Phase 2 Development Brief.

Highways in Iwade

Parish Council received correspondence from Phil Gilbert of Kent County Council Highways requesting the Parish council mark the locations in the village with causes concerns. The plan and schedule will then be used to guide Kent County Council in targeting funding, when available, on the appropriate areas of concern and should guide the County Council when negotiating with developers.

The Parish Council agreed the following problems and priorities:

Traffic

1. Village Centre (School Lane) junction into Ferry Road needs redesigning and yellow lining to be put around the village centre to stop the parking/ congestion problems.
2. Junction at the top of School Lane (opposite School Lane Recreation Ground) leading into Chetney view needs redesigning.
3. Junction leading from The Street and Sanderling Way needs redesigning
4. The speed entrance gate needs to be moved near to pond farm and road is in urgent need of resurfacing.
5. Speed entrance by Medical Centre Entrance needs to be moved to Feather Bed Farm and footpath needs to be installed leading from the village to Featherbed Farm. This is to improve sight lines for approaching traffic. New gateway should also be in process of being reinstated.
6. Stangate Drive needs better speed controls.
7. Signage on roundabout leading from the A249 needs to be reinstated and maintained.

Road Conditions./ Maintenance Issues

Some have already been covered under traffic, but the following was also decided:

1. From Linkway to School Lane junction by village centre, also including Linkway is in very bad need of repair. The whole road is subsiding and road service is severely potholed and breaking up. This is not only dangerous for vehicles but also to pedestrians.
2. From School Lane Farm to Cullnells Farm, the whole road is in urgent need of repair and resurfacing.
3. All road calming cobbles in the village need to be relaid, and the ones by Cormorant Road has an adverse incline
4. White lining throughout the village needs to be reinstated

All Councillors present were in agreement to these areas of concerns.