

Castle Hill/Eastern Quarry Community Liaison Meeting

Tuesday 21 January 2020

Castle Hill Community Centre

MEETING ONE – PLANNING UPDATE

Welcome and Apologies

1.0	<p>Present:</p> <p>Cllr Peter Harman, Greenhithe and Knockhall Cllr Sue Butterfill, Swanscombe and Greenhithe Residents Association Cllr Sacha Gosine, Ebbsfleet ward Paul Boughen, Community Building Manager, Ebbsfleet Development Corporation (EDC) Billy Unsworth, Kent Community Warden Peter Nelson, Director, Henley Camland Anna Komajda, Project Manager, Camland Consulting Claire Winterflood, Communications Consultant</p>	Note
1.1	<p>Apologies:</p> <p>Cllr David Mote, Greenhithe and Knockhall Cllr Danny Nicklen, Ebbsfleet ward Che Eade, Senior Planner, Ebbsfleet Development Corporation (EDC) Rev Penny Marsh, SEBA Pioneer Minister for Kent Thameside Jason Clitherow, Neighbourhood Watch</p>	Note

	MINUTE	ACTION
1.2	<p>Alkerden Barn/Park Comments following the planning consultation in December have been taken on board. A planning application will be submitted later this month.</p>	Note
1.3	<p>Housing applications Countryside is planning 280 properties in parcel 1. Barratt David Wilson went to consultation in December for 160 houses including four blocks of apartments, similar to the current properties along the Fastrack route.</p>	Note
1.4	<p>Market Centre Consultation on the market centre may be in two stages, with the first taking place over the Summer.</p>	Note
1.5	<p>Remainder of Fastrack route An application for the outstanding section of the Fastrack route linking through to Bluewater will be made in March 2020.</p>	Note

1.6	Castle Hill occupations There are now 882 properties occupied. The housing forecast has been updated. 329 homes were completed last year and a similar figure is expected during 2020. This will increase over the coming years as Ashmere begins with Castle Hill still building out. The current forecast for the last residents to move in is 2030.	Note
1.7	Health Impact Assessment CBRE has been appointed to commission this assessment. A building will be planned for 2022 to house 8 GPs/health centre. However, the car parks around Ebbsfleet International Station are now owned by EDC, who are developing a Masterplan for this area. The GP surgery/health centre may move to this location.	Note
1.8	Public Art Residents with a keen interest in how the public art might be developed in Whitecliffe and would like to be involved in this, are asked to email info@whitecliffe.com . All attendees are invited to share this on their networks.	ALL
1.9	Retail offer New contractors are now on site and are working on this section. The Co-op will hopefully be ready in the next few weeks. A coffee shop, dentist and estate agent are all committed to taking up the new retail spaces.	Note
1.10	New community reps As the development grows it was suggested that a resident or ward councillor should be invited to join the group from Bean. Cllr Peter Harman will promote to any interested people including a resident from Valley Gardens.	PH

Matters Raised

1.11	Ingress Park Family Day – Sunday 16 August 2020 – 12-4pm Cllr Butterfill mentioned this event for circulation to the community. The theme is 'looking after each other' and focusses on health and wellbeing. Stallholders welcome.	ALL
1.12	Alkerden Lane Footpath Henley Camland is happy to do a land transfer to ensure a piece of land needed for an alternative route can be utilised.	Note
1.13	Anti-social behaviour Billy confirmed that some young people who were visiting from London and causing some anti-social behaviour, have now moved on. She advised that she will be meeting with the Designing Out Crime Officer for Kent Police before the end of January for a review of the development and issues raised by residents. Recommendations will be shared with the landowners, RMG and residents for consideration.	EDC
1.14	Persimmon Block Completion RMG will liaise with Clarion re the completion of this area.	RMG
1.15	Craylands Gorge Planning permission for the bridge through Craylands Gorge has now been received. This will be open once the ground has dried up. A two metre footpath diversion to allow the correct land levels has been opposed by the SG Town Council. Cllr Peter Harman will investigate why this is.	PH

1.16	Swanscombe Tigers Sponsorship Henley Camland has been approached by the Tigers for sponsorship of their kit and this is being reviewed.	HC
1.17	Sports pitches A meeting with EDC and Swanscombe and Greenhithe Town Council is being organised to discuss use of the pitches.	

MEETING TWO – Estate Management

2.0	Present: Cllr Peter Harman, Greenhithe and Knockhall (left part way through) Cllr Sue Butterfill, Swanscombe and Greenhithe Residents Association Cllr Sacha Gosine, Ebbsfleet ward Paul Boughen, Community Building Manager, Ebbsfleet Development Corporation (EDC) Laura Bailey, Cultural Development Manager, Ebbsfleet Development Corporation (EDC) Billy Unsworth, Kent Community Warden Sarah Fisher, Senior Project Manager, Residential Management Group (RMG) Fraser Pollock, Residential Management Group (RMG) Craig Morrison, Estates and Community Centre Manager, Castle Hill Community Centre Anna Komajda, Project Manager, Camland Consulting Claire Winterflood, Communications Consultant	Note
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Matters Arising

	MINUTE	ACTION
2.1	Plan to improve the approach to Castle Hill via the roundabouts Working with the University of Sheffield, EDC has a test bed site to identify the best planting for x3 roundabouts. Highways England are due to upgrade the main junction off the A2. It was noted that the flytipping/litter on the first roundabout off the A2 is particularly bad.	EDC
2.2	Streetlighting Nigel Hoad has surveyed and marked on a plan, all the streetlights that are not working. It was noted that not all residents will switch on their lighting to help in this process. The streetlights on Henley Camland land are being fixed. Where roads are privately owned e.g Porter Court, RMG is unable to organise and it is up to residents to agree and pay/install.	RMG
2.3	PCSOs Work is continuing with Kent Police to establish relevant costings and the length for which the PCSOs could be funded by the Section 106 money that Henley Camland contributes.	EDC
2.4	Statement of Community Involvement (SCI) Update Che confirmed that Dartford Borough Council update their SCI in December 2017. The key points can be summarised as follows: <ul style="list-style-type: none"> Engage local people and Town/ Parish Councils as early as possible via electronic information/ events and publicity/ activities within the relevant communities 	

	<ul style="list-style-type: none"> • Should typically entail a round of publicity (e.g. letters or leaflets delivered to residents and wider publicity) followed by an opportunity to give feedback in person e.g. Exhibitions • Exhibitions should be open on different days/ times of the week/ day. • participants must be able to express their views to the developer, in easily accessible written form, e.g. feedback forms or questionnaire including open questions. • Producing and publicising effective online information will be invaluable in ensuring engagement efforts can be managed and the public can be kept informed of the latest news. • Developers should provide contact details, and are expected to be contactable by email and to provide responses within a reasonable timescale. • report on community engagement to be prepared and submitted with planning applications. Should summarise process, outcomes, demonstrate how a range of views have been sought. • Views on the proposals should be clearly evidenced and how the proposal has been finalised using this input. • Developers should continue public engagement once an application is submitted, and after the proposal is decided. This includes open communication approaching and during the construction stage. 	
2.5	Arriva Bus Route There is no further update following the last meeting.	HC
2.6	Community Hall – additional space due to unavailability in evenings It was suggested that Ebbsfleet Academy, SG Town Council/Eastgate are approached re possible space for community use.	PM
2.7	Letts Lane Flats A budget is being prepared for this area and discussions around replacing the shrubbery with fencing will form part of RMG’s resident update.	RMG
2.8	Mott Lane/Letts Lane Residents are reminded not to let anyone in who presses the Trades button. Fraser is checking the doors in the Letts Lane flats on a regular basis.	RMG
2.9	Castle Hill sign The scratched sign has now been replaced.	DN
2.10	RMG Communication to Clarion tenants Fraser has invited Camilla Jean-Baptiste to the meetings. No response yet received. Paul Boughen will approach Clarion through his contact.	EDC
2.11	Southfleet Road The 30mph signs have now been installed. <i>Post meeting note - EDC and KCC are leading a footpath improvement scheme. Henley Camland has agreed to transfer land in their ownership to contribute to the improved crossing.</i>	HC
2.12	Village Green/Tennis Courts The contractor advised that a Maglock was the best form of security. An electricity supply needs to be installed to make this work.	RMG

Matters Raised

2.13	Amazon lockers Cllr Gosine asked if these could be installed in Castle Hill. It was suggested that the Co-op may be interested in this and Cllr Gosine will liaise with the Co-op team.	SG
2.14	Replacement Uplighters One company make these with a 6-8 week lead time. An order has been placed and anti-vandal covers will be included.	RMG
2.15	De-Feb Machine for Castle Hill Penny asked if a machine could be made available and all agreed it was a good idea. Cllr Peter Harman suggested that KCC and EDC pay half the cost each.	PH/EDC
2.16	Winter Gathering Event – Friday 7 February 2020 – 5-8pm Laura Bailey outlined this Creative Community Celebration Event which will take place by the community centre and school. Discussions followed re turning off the external lights to allow the illuminated installation displays and health/safety of pedestrians. The committee is asked to circulate the mailer to promote the event through their networks.	ALL
2.17	Farewell from Sarah Fisher Sarah advised the committee that she will be leaving RMG. The CLG wish her well in her new venture.	Note
2.18	Neighbourhood Watch Nigel Hoad confirmed that every resident in Castle Hill has been sent a Neighbourhood Watch pack with a calendar and contact details.	Note
2.19	Additional Post Box This has now been confirmed by Royal Mail and will be installed near to the central area in early 2020.	Note

Date of next meeting

3.0	Tuesday 17 March 2020, Castle Hill Community Centre. Meeting 1 re planning – at 1pm Meeting 2 re estate management – at 2pm A calendar invitation will be sent.	CW
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WHITECLIFFE