

## MINUTES OF RVR MEMBERS' MEETING

Thursday 4th November 2021 (online via Zoom)



In attendance:

Clive Lees (Chairman)	Cllr Dykes
Dave Wiltshire	Cllr Tickner
Monica Wiltshire	Nicholas Ansdell-Evans
Chris Porter	Brigitta Ansdell-Evans
Leslie Tucker	Bill Mitchell
Lesley Davy	Peter Saunders
Brendan Donegan	Valerie Crowdy
Chris Scully	Beatrice Osborn
Jonathan Baker	Judy Adcock
Martin Dryden	Martyn Brown
Carole Mullord	David England
Jane Willcocks	Dolores Ealey
Toni Boardman	Euan McMaster
Jacqueline St. Quinton	

<b>1</b>	<b>Apologies, acceptance of apologies, absence of Officers</b>
	Apologies for absence received from Martin Ruddick.
<b>2</b>	<b>Approval of minutes of last meeting and discussion of matters arising</b>
	The minutes were approved and there were no matters arising. These minutes can now be presented to the Bank by the Treasurer.
<b>3</b>	<b>Finances</b>
	The Treasurer presented the finance report, highlighting that approximately 50% of member subscriptions have been paid. Of those subscriptions, 45% had been paid online. The Treasurer thanked road reps for their efforts.
<b>a)</b>	<b>Appointment of New Secretary</b> The new secretary, Jacqueline St. Quinton, has commenced her duties for this post.
<b>4</b>	<b>Community Projects/Issues</b>
<b>a)</b>	<b>Update on community activities</b>

	There has been an impressive effort by the RVR tree friends to clear undesirable vegetation (brambles, ivy etc) from the BPP fence at Crab Hill. More effort is required however and work on this problem will be continued on Wednesday 24 <sup>th</sup> November. Anyone wishing to take part should contact our Tree Officer, Monica Wiltshire.
<b>c)</b>	<b>Beckenham Place Park update</b>
	<p>Information from the Newsletter Editor – as follows:</p> <ul style="list-style-type: none"> <li>• An online public meeting will take place on Wednesday 17<sup>th</sup> November 18:00-19:00 to provide feedback to residents on the festivals organised by Krankbrother Events in September. Please see the email sent out on 8<sup>th</sup> November for details regarding this meeting and contact email addresses for the event organisers.</li> <li>• The catering at the Mansion House Café was not able to provide the service required during the fun fair weekend in October. This left several customers disappointed and disgruntled at not being able to purchase lunch for their families during this ‘family weekend’.</li> </ul>
<b>5</b>	<b>Planning Issues</b>
<b>a)</b>	<b>Bromley applications</b>
	<p><b>2A Downs Hill:</b> The demolition of the car port was successfully enforced. However, there may be further action taken regarding the illegal felling of trees.</p> <p><b>2 Bromley Avenue:</b> 98 objections so far – we should all object.</p> <p><b>6 Oaklands Road:</b> an unpleasant environment. One resident objected as the proposal would be very dominant in their outlook.</p> <p><b>8 Madeira Avenue:</b> likely to be rejected.</p> <p><b>70 High Street:</b> The original design was rejected, but another application has been made for a higher building. It is unlikely to be approved whilst the original application, now appealed, may be the subject of a public enquiry.</p> <p><b>Billingford:</b> This application has been agreed for this sensitive site but there is a long list of conditions (some suggested by the RVR chairman).</p> <p><b>61 The Avenue:</b> The gardens of this property have been extended into the road and LBB are investigating.</p> <p><b>Library garden:</b> ongoing and we await further developments.</p> <p><b>Buildings at 37-45 Oaklands:</b> Too close to road; ugly and boring.</p> <p><b>Goan Playing Field:</b> The company which holds this land sold it to many Far East investors who may not appreciate that development might be extremely unlikely given the metropolitan open land status of the land and the fact that it is on the flood plain.</p> <p><b>Garages behind 150 Farnaby Road: some clearing of the site has been carried out, but more work is required.</b> 4 garages are still blocked. Two people own the whole site and rent out the garages. The garage occupiers are not at fault - it is the owners who a) allow access to fly tippers, and b) don't clear up after any such fly tipping. and it is not clear when the owners will complete this work.</p>
<b>b)</b>	<b>Lewisham applications</b>
	<p><b>79 Coniston Road:</b> Planned conversion to an HMO for up to 16 residents where people have their own bedrooms but share toilets and kitchens. 152 objections raised so far.</p>
<b>c)</b>	<b>Tree issues</b>
	<ul style="list-style-type: none"> <li>• the RVR Chairman has requested the London Borough of Bromley (LBB) to review the condition of large oak trees in Farnaby Road following the incident of the fallen oak tree outside 63, Farnaby Road. The Chairman also contacted the LBB Arboricultural Services Team regarding tight tree ties and redundant tree cages in Ravensbourne Avenue, Farnaby Road and Warren Avenue.</li> <li>• The planning application to remove 2 trees near the garages at Foxleas Court, Spencer Road has been refused, following objections to this application.</li> <li>• Our Tree Officer will not be assessing tree-related planning applications after the AGM next year. However, she will continue to organise community activities such as litter picking, basal pruning, tree pits, fence clearing etc.</li> </ul>
<b>d)</b>	<b>Other</b>

	<p><b>Localism Act:</b> The RVR Chairman described what this entails – i.e., a design code for new developments in our area and suggested some achievable goals. A neighbourhood plan cannot stop developments but can provide guidance. For example, new developments should be similar in size and appearance to those of neighbouring properties. Many more steps to go through to get an agreed plan – this plan will then be subject to a local referendum. The Council would be obliged to help with such a plan and to provide some funding. The RVR Chairman is due to meet the relevant council officer in the next few days.</p> <p>Cllr Tickner approves of the concept. Cllr Dykes is in favour but indicated that the Council are already working on a similar idea - a Bromley Design Guide. It is suggested that we continue to pursue the Localism Act in parallel with whatever the Council is doing.</p> <p><b>Post meeting note:</b> the Bromley Design Guide will be too general in its application and will not afford the protection that a Neighbourhood Plan Design Code would.</p> <p>The Beckenham Town Centre Shop Front guide is now agreed by the Development Control Committee. Regarding Shortlands Village, Cllr Dykes indicated that there would be a shop front guide but that it would not be retrospective.</p> <p><b>Millwall Training Ground:</b> may be vacated soon. As it has metropolitan open land status – and is on a flood plain – it should remain free of buildings.</p>
<b>6</b>	<b>Transport Issues</b>
<b>a)</b>	<b>Parking in Ravensbourne Avenue (unmade section)</b>
	LBB has said that a resident scheme to control parking is unlawful. However, an independent counsel says that Bromley is wrong. We currently await a response from LBB.
<b>d)</b>	<b>Possible changes in Station Road</b>
	The Shortlands Road traffic lights scheme is on hold – there is a lack of financial support available from the Mayor of London.
<b>e)</b>	<b>Albemarle Road traffic scheme update</b>
	<p>As planned further consultations are being carried out to gather opinions on the new road layouts in Albemarle Road and Bromley Road areas, including the cycle lanes now that these schemes have had a chance to bed down. Great concern was raised in the meeting regarding the increase in traffic in Bromley Avenue and Ravensbourne Avenue that these schemes may have contributed to.</p> <p>Chairman checked with Cllr Dykes about traffic counts to support this area - Cllr Dykes indicated that traffic counts will happen in November. Cllr Dykes will check if Albermarle Rd consultation includes secondary roads.</p>
<b>f)</b>	<b>Speed monitoring</b>
	<p>Nicholas Ansdell-Evans: could traffic speeds be included in neighbourhood plan? Can we privately monitor speeders?</p> <p>Chris Scully: Bromley does not condone speed bumps (and other calming measures).</p> <p>Cllr Tickner: (a) speed bumps can cause more pollution – through cycle of braking, noise and acceleration. (b) Bromley do have schemes around schools, for example.</p> <p>The Chairman ended the discussion but will follow up this issue.</p>
<b>7</b>	<b>Update from the Councillors</b>
	<b>Parking Ravensbourne:</b> Cllr Dykes has responded that LBB are reviewing the legal position and she will feed back to RVR.
<b>8</b>	<b>Any Other Business</b>
	<p><b>Parking Ravensbourne - Chris Porter:</b> Unmade part of Ravensbourne Ave being blocked by bad parking. LBB has said that a resident scheme to control parking is unlawful. However, an independent counsel says that Bromley is wrong.</p> <p><b>Cycle lanes:</b> Peter Saunders (who is a cyclist) pointed out that cyclists are reluctant to use cycle lanes due to excessive speeding by motorists.</p> <p><b>Abandoned cars:</b> Discussions with the police regarding this have led to nothing.</p>
<b>9</b>	<b>Next meeting – Thursday 6<sup>th</sup> January 2022 at 8pm via Zoom</b>

--	--

The meeting closed at 9:15pm.