

New Ash Green Village Association

SUMMER NEWSLETTER 2019

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EDITOR'S Welcome

Welcome to the Summer edition of the Village Association newsletter. As you can see we have fresh new look for 2019! I hope you like the refreshed design, we welcome any feedback on the design and/or the content of the newsletter.

You can email me at shaun@nagpavilion.co.uk

In this issue we have plenty of exciting content ranging from Village Day 2019 to an article on two village historic landmarks we marked this year.

Best Wishes, Shaun
(VA Communications Officer)

Village Day 2019

It already feels so long ago but on 22nd June Village Day 2019 was held! Yet again New Ash Green Social Committee pulled off a cracking event, full of fun and plenty of activities to do. Just some of the highlights were the funfair, kids' go-karts, kangaroo jumps along with the more traditional activities of archery and coconut shy courtesy of Ash Green Scouts!

The afternoon was complemented by a range of performances from Sylvera Dance School to New Ash Green Primary School choir plus many more. In addition the Pavilion as well as very kindly allowing use of their toilets for visitors to the event, also opened two bars to allow people to get an ice-cold refreshing drink plus for this year trialled a beer tent selling new to the UK-market ABK beers which went down a treat plus Pimm's on tap. We do hope they bring it back next year!

It must be remembered that a lot of time and effort goes into organising Village Day, the event is completely organised by a team of volunteers on the Social Committee who work tirelessly to plan these events for the village. They are



always looking for more volunteers to help them either planning events or helping on the day; they would be grateful for any help received even if only a couple of hours a month. Get in touch with the committee at events@nagsocial.co.uk.

The committee's next event is Fireworks Night which is being held on 2nd November 2019 in the Meadow. More details will be released about the event in due course on social media and the committee's website: www.nagsocial.co.uk

The Community Cupboard to launch soon

New Ash Green is soon to see the launch of a food bank for those whose circumstances leave them in need.

The food bank will operate under the name The Community Cupboard and is an idea that originated from local resident and Co-op Member Pioneer Tracy Wood. Working with other local residents, including Vee McGannon and David Carter, they have begun to set out the groundwork for establishing the food bank and have already received support from Sevenoaks District Council, Cllr David Brazier and the local Church amongst many others.

They are looking for volunteers with some spare time to help out with setting up and running the food bank. Anyone who is willing to get involved can find details on [The Community Cupboard](#) group on Facebook.

The aim of the Community Cupboard is that no one should feel ashamed for having to ask for

help. It is hoped that when The Community Cupboard is up and running, it will be more than just being about providing food packages, there will also be a Hub attached to it. Somewhere where people will be able to come, have a cuppa and a chat, as well as sharing concerns and problems with a friendly ear. There will also be useful leaflets, phone numbers, with the hope that we can signpost people to the help that is most needed.



Feeling Artistic?

Art is meant to be enjoyed and we most definitely do, even if we are no Rembrandts! If you would like a relaxing few hours indulging yourself, join us on Wednesdays.

Our group is very friendly and sociable. Beginners and experienced artists are equally welcome.

We meet every Wednesday between 2.00pm and 4.00pm in the Meeting Room of the New Ash Green Village Association Office, Centre Road, New Ash Green.

For more information please contact [Christine Hughes](#) on 01474 872868.



New Ash Green Community Hub

Free Community led initiative.

Bringing together the community over a cup of tea to ease social isolation and to meet others.

Monthly guest speaker.

All welcome.

Meeting every 1st Tuesday 10am until 12noon.
New Ash Green Village Hall.



Little Legs Community Hub

Free Community led initiative.

Bringing together parents/grandparents/carers over a cup of tea to ease social isolation and to meet others.

Toys and activities available for the children.

All welcome.

Meeting every 3rd Tuesday 10am until 12noon.
New Ash Green Village Hall.



Simply Singing

Free Community led initiative.

Bringing together the community who enjoy singing for pleasure over a cup of tea.

A chance to meet others.

All song words provided.



Meeting every 4th Tuesday 10am until 12noon.
New Ash Green Village Hall.

All groups initiated by the community for the community.
Refreshments donated by the local Co-op.

For more details please contact
Jackie West, KCC Community Warden

07811 271259

Jackie.west@kent.gov.uk



Community Safety Update

Following on from the meeting held with Police and Crime Commissioner Matthew Scott last week, we wanted to update you on some of the issues raised. Matthew Scott is looking at some of the Kent Police strategic issues such as reporting, but as a Community Safety Partnership, which involves a number of partner agencies including the Police we wanted to update you on locally what has been happening.

The Village Centre of New Ash Green has come up as a frequent report of anti-social behaviour, drugs and criminal damage at our daily multi agency Community Safety Unit (CSU) meeting. Some of the actions taken forward are:

- Addressing drug concerns in Upper South Street, providing intelligence reports to Police regarding drug activity, feeding back to residents and monitoring the area via CCTV
- Nights of Action, where all resources from Police, Council and Community Wardens spend the whole evening patrolling in New Ash Green at various locations
- Visits by KCC Community Warden and SDC Anti-Social Behaviour Officer to schools including Longfield Academy regarding the consequences of pupils behaviour in the village
- Working with British Transport Police on issues of young people from Hartley and New Ash Green at Longfield Station
- Served several warning letters and ABAs (Acceptable Behaviour Agreement) to young people causing Anti-Social Behaviour in the village, this has been done via their parents/carers
- Pursuing legal action where possible
- Further nights of Action are planned over August/September
- Regular patrols by Community Warden and Police Community Support Officers
- All reports made into CSU by residents are replied to and updated unless they want to remain anonymous

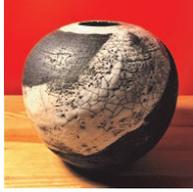
As promised by the PCC, we will arrange an evening event so that the public can come along and speak to Police, KCC Wardens, Parish Council, Village Association and Sevenoaks District Council in October. This will not be a formal meeting like the PCC one, but where all residents can have the chance to talk to Police and other agencies in a market place environment, with lots of information and crime reduction devices.

Some of the issues raised were unknown to us and we have been discussing at our daily morning meetings, with our partner agencies this has included the drug text service that residents mentioned. If you have any information please contact us on 01732 227000 or community.safety@sevenoaks.gov.uk

We also hold a **Community Safety Focus Group** in New Ash Green every 3 months, 4pm in New Ash Green Village Association Offices. Everyone is welcome to attend. The next one is 14 October.

Please remember if incidents are happening and you are witnessing a crime please call Police on 999 for all other non-emergencies phone 101 or online report at <https://www.kent.police.uk/services/report-online/>





Meet the
Artists
Sunday
2 – 4pm



2019
Groupwork
'Out of This
World'



'A Space to Grow'
EXHIBITION &
Arts Café

Saturday & Sunday
26 - 27 October 2019
10am – 4pm

New Ash Green Youth & Community Centre, DA3 8JY

Free Admission

Live guitar music
Tea & cakes

New Ash Green Arts Community

We meet at The Youth and Community Centre, North Square, New Ash Green DA3 8JY, on the first Sunday of every month 2pm-4.30pm.

We welcome everyone with an interest in the visual arts to our varied programme of talks, demonstrations and activities. Visitors £4.

This years exhibition 'A Space to Grow' will be held on the weekend of 26-27th October 10am-4pm at The Youth and Community Centre. The free exhibition celebrates the developing diversity and creativity of local artists and craftspeople. It will include a piece of group work celebrating the anniversary of the moon landings.

For more information email nagartscomm@gmail.com, see our Facebook page or pick up a programme from Pets Pantry or The Village Association Offices, New Ash Green.

New Ash Green reaches (another two) **Historic Landmarks!**

On 7th June 2019, New Ash Green reached two historic landmarks as this date formed the fiftieth anniversary of the first ever Village Day and the launch of the Shopping Centre! Span (who had begun building New Ash Green at the end of 1966) believed that combining both events would act as a means of maximising publicity for their project to create an entirely new type of village in Kent.

Village Day back in 1969 included a rodeo show, flying display, Morris dancing, stalls, sideshows, firework display and children's fancy dress competition all overseen by your Village Day host - Pete Murray. Pete Murray was a well-known celebrity at the time having been one of the original Radio 1 DJ's when the station was launched in 1967. The stalls and sideshows were situated in what became North Square car park with residents and visitors also invited to explore the new Shopping Centre.



Punch Croft were built and Phase 1 of the Shopping Centre, Knights Croft, Lambardes and Millfield were all still unfinished. Despite the Village only being at an early point in its development, Span were determined to put on impressive show for the existing and prospective residents of New Ash Green! My own family were amongst a number of prospective residents who (while waiting for our houses to actually be built) attended Village Day in 1969.

On 7th June 1969 the sun shone (as it always seemed to in those days) which contrasted with the corresponding date fifty years later when it rained for most of the day!

Patrick Ellard.
www.span-kent.co.uk



In June 1969 the Shopping Centre had a chemist, supermarket, greengrocers, fishmonger, hardware store, newsagent and a bank. However, not all were ready to open on Village Day and indeed Phase 1 of the Centre itself was only at a point of near completion! The Centre was used to host the first 'Dancing in the Street' party held later in the evening of the first Village Day in 1969.

Author's note: While Village Day '69 is regarded as the first major event in New Ash Green's history, it must be remembered that only Over Minnis and

SHOPPING FOR EVERYBODY

In a month or two from now the Shopping Centre here at New Ash Green will begin to serve you. Many shops are being fitted out now, as you see today, and more will start fitting soon. All the shops specialise in value and personal service, and you'll find here a new experience in shopping — charming surroundings, safety for children, a cheerful modern market place...! And ample free car parking. Come for your shopping, for coffee and a chat, and there's a short and pleasant country drive (or bus ride) thrown in.

Just today it's crowded — perhaps overcrowded. That's fair-day for you! Most days it'll be busy; pleasantly busy.

Lucky Draw Number and Coupon
Just fill in your name and address in the coupon below. Detach and post in the box in the North Square.
(Lucky Number Drawn 5.45 in the Shopping Street)

No 1224

New Ash Green
Village Day
Saturday June 7th 1969
with **Peter Murray**

LUCKY DRAW PROGRAMME 2/2

WIN

1st Prize: Super transistor radio
2nd Prize: Fortnum & Mason Feast Hamper
Plus: 10 Parker 'decimal scale' ball point pens

PROCEEDS TO SHELTER Charity for the homeless

Sevenoaks Local Plan - Where Next?

The draft Local Plan for Sevenoaks District went to the Government's Planning Inspectorate in April. The Secretary of State appointed Karen Baker DipTP MA DipMP MRTPI to carry out the independent examination which starts on 24 September. Her decision will probably be around the end of this year. Full details are at <https://www.sevenoaks.gov.uk/localplanexamination>.

All councils must have an up-to-date Local Plan. If not, planning inspectors have no basis for making decisions. They will then give developers the benefit of the doubt.

The Government says we have to build more housing in the next few years. They also clearly state that the Green Belt must stay unless exceptional circumstances justify its release. When Sevenoaks Council began to write its new Local Plan those two policies collided head-on. The Government's calculations said about 14,000 new homes were needed. But 93% of Sevenoaks District is Green Belt so there is just not enough land in the rest to meet that need.

Protecting the Green Belt is the Council's main aim. But to do that it first had to look at all the land which where exceptional circumstances might justify building. Some land is so damaged by quarrying, industry or other activities that it will never be green again; building on it would be a positive step. A very few greenfield sites do have the exceptional circumstances which mean building might go ahead. The vast majority, including all the large local sites, were rejected as there were no good reasons to override the Green Belt designation.

The Sevenoaks Local Plan does not show enough housing land to meet the calculated need. But the extensive prior consultation and assessments mean the Council believes it has fully justified the shortfall in suitable housing sites. The Inspector will decide if this is acceptable.

The Local Plan shows two areas in New Ash Green where building more housing might be possible, with suitable conditions. The Village Association supports these provided smaller, more affordable homes are built, the design is in keeping with the village and the new residents contribute, like everyone else, to VA funds.

One is North Ash Manor House. Bovis sold it to a development company that has applied to restore the historic Manor House as offices and convert most of the modern offices into apartments with some small additions. The new owner has already contacted the VA and understands the need to co-operate. The VA accepts that development is inevitable and supports this plan in principle but has suggested some changes to improve it. The other is the village centre. Its owners have suggested redevelopment for many years. It is now more urgent as the buildings deteriorate. The VA is concerned that no direct approach has been made by the landowner. We have stressed to Sevenoaks Council and the landowners' advisers that regeneration must bring clear benefits for the village including continuity of shops and adequate parking for all who visit the centre. The Local Plan reflects these aims so will guide any future planning application. The VA will continue to lobby hard for urgent but suitable improvements to the village centre.



Keeping New Ash Green Special

Do you value the surroundings of New Ash Green where you live?

For over 50 years since the building of the village started, the Village Association has worked to keep everything looking good.

All house owners in the village signed a binding agreement not to alter the external appearance of the property without first getting written consent from the Village Association. This is the function of the VA's Amenity Committee.

The members of the Amenity Committee are architects and other specialists who safeguard

the concept of New Ash Green as a planned 'Village in the Countryside'. They do this without stopping essential improvements which were unheard of when the village was designed, like solar power or the replacement of wooden boarding and windows with modern materials, provided it is done in a way that complements the original design. Permission to make changes is readily given but there are rules which ensure the village continues to be an attractive place to live.

You therefore need approval for any alteration to the external appearance of your house or garage, to fences or garden walls and if you want to put up any other structure like a shed or greenhouse in the garden. All the land outside your property is owned by the VA so you will also need permission if any of it will be affected by changes you need to make, such as re-routing drains.



Please do plan ahead to avoid last minute issues. As soon as you have an idea of what you want to do, contact the VA office (01474 872691 or admin@nagval.com). If you want to discuss your plans with a member of the Amenity Committee, come to the Design Guidance session in the office every month on the first Saturday between 10:30am and 12:00 noon. They will help you to design your plans in a way that should gain the Committee's approval. They can also advise on what else you may need such as planning permission or building regulation approval. It is important to get advice direct from the VA rather than relying on builders or neighbours who may say they know the rules but cannot speak for the Amenity Committee.

A booklet is available with more information. Please ask for a copy and give it to your architect or builder.

Oxfam is Top Shop

The New Ash Green Oxfam shop has again beaten all the other Oxfam shops in Kent to become the most profitable in the county.

The shop recorded a total income of more than £200,000 in the year up to last March. Its net contribution to the work of Oxfam was £143,634 which was 15% above target and 5% more than the previous year. This was over £22,000 more than the second-placed Canterbury bookshop. The result was particularly impressive as the shop was closed for 10 days for a refresh and electrical work.

Much of the credit for this impressive performance goes to the dedicated volunteers without whom the shop could not operate, and Sarah Jennings, its manager. They were responsible for the shop being awarded the top grade of **outstanding** by the Oxfam Area Manager.

Equally vital is continued support from customers. Sarah Jennings said, "In the past



second-hand goods have been seen as second-best but now it is becoming much more acceptable for re-use to be the first choice, environmentally friendly option." She encourages everyone to **'SAY YES TO SECOND HAND'**.

POLITE REMINDER: Please park responsibly

We've been asked by several residents to publish a reminder in this newsletter to ask people to please park responsibly on the neighbourhoods. There are many occasions when people have been blocked in their garages and/or on their driveways. We accept that the village does have a parking problem, due to its 1960's-70s design when household car usage was much lower. However, if we all park a little more responsibly we can help to minimise problems.

If people want to use their garages but can't because their access is blocked, this just worsens the problem of a lack of parking spaces. If more people can use their garage (we know a lot of modern cars no longer fit in them) then we would recommend you do so to help reduce pressure on parking spaces.

Several residents societies have installed more parking bays recently, whilst some are looking at introducing more in the near future.

If we can all do our little bit and park more responsibly, it will help ease the situation. Every little helps as they say!



Going Electric?

With many vehicle manufacturers introducing more capable and more affordable electric cars in 2019 and 2020, it is expected that many more consumers will be considering an electric car as their next vehicle.

If you are thinking of getting an electric car please also consider how and where you will charge the vehicle. While workplace and public charging are options for some, the majority of EV drivers charge their cars at home. The Village Association is aware that much of New Ash Green is not currently suitable for home charging.

Garages with power supplies

If you are fortunate that your property has a garage with a power supply, you should still have this checked by a qualified electrician. Using a 13 amp charger supplied with an electric car draws the same power as an electric kettle but it is a constant draw for many hours and a domestic supply may not be capable of such sustained power delivery, especially if it was a DIY installation.

You should plan to have a dedicated 16 or 32 amp car charger installed by a qualified electrician.

Garages without power supplies

If you are considering an electric car but your garage does not have a power supply, you should consult your utility provider to check the viability of having a separate metered supply. You can request a free quote for a new connection on the UK Power Networks website. The VA will support you in this process but any VA paths, forecourts and land that have to be dug up for the installation must be reinstated to the original standard using the same materials.



Parking elsewhere

Domestic 13 amp equipment is not designed to be used outdoors in inclement conditions. Under no circumstances should you run an extension lead out of your property in order to charge an electric vehicle.

Cables cause trip hazards and block the way for those with accessibility difficulties. Never allow a cable to cross a path or forecourt outside your property in order to charge an electric vehicle. You would be liable for any injuries or incidents caused by such an obstruction.

We need your views

What do you think about electric vehicles? Are you considering an electric vehicle? What is stopping you going electric?

The VA is investigating the possibility of putting public charging points in New Ash Green and it would really help to know your views and likely future intentions. We've put together a short survey and we would be really grateful to hear from as many households as possible before the end of September to help us to assess the demand and plan accordingly.

The survey will only take a couple of minutes and can be found here: <http://bit.ly/NAG-EV>

Drop-in With COM

First Saturday of each month from 10:30am until 12 Noon

Members of Council of Management are available to meet residents about any issues they have. Again these are drop-in and no appointment is required. They can discuss anything relating to the responsibilities of the VA. If you are unsure of who is responsible for something then do pop along and they will redirect you to the correct organisation.

New Ash Green Football Club

1969 - 2019

The village football club was founded in 1969. The club started life in the public bar of the Royal Oak in what is nowadays Chapel Wood Road. To put the timeline into perspective New Ash Green was still very much in its infancy. Span were still building houses and the only neighbourhoods either complete or still under construction were Over Minnis and Punch Croft. Lambardes, Knights Croft and Millfield had been started but there were only about 200 houses occupied in total.

The Royal Oak was a tiny pub and owners Arthur & Madge had retired to the Kent countryside for a quiet life. Little did they know that NAG was about to arrive on their doorstep. The pub was at the end of a lane which petered out to a rough farm track. Chapel Wood Road did not exist. The public bar had a darts board, a couple of stools and a bench much like a church pew. The 'saloon' had one small table, three or four chairs and a ragged old sofa. Arthur would only open the saloon under extreme circumstances – needing space for more than about 10 people in the public bar for example!

Despite the Oak being the smallest pub nearby it was within easy walking distance for residents. One Friday evening there were several men in the bar and inevitably the chatter got round to football and

that was enough. Terry Lucas, Derek Brown, Godon Angell, Peter Leonard all from Punch Croft, Brian Scott, Brian Hardcastle – Over Minnis and Jim Harbinson were all founder members.

The following day a “kick-about” took place and, as they say – “the rest is history”. Practice games took place in the Manor House grounds where the NAG Tennis Club had been established. The footballers took the nets down in order to provide a 5-a-side pitch!

The village sports field, now sited near Punch Croft, had not been prepared in 1969, the grass was knee high and the planned cricket and football pitches could not be laid out. Span therefore invited the fledgling football club to play matches on a temporary pitch on land that is now populated by Ayelands. The club had joined the Dartford & District league and played on Saturdays.

Terry Lucas, an ardent West Ham supporter, was past his playing days and became the manager and driving force of the club in those early days along with Derek Brown. Terry's widow Maureen still lives on Punch Croft. Terry kept quite detailed records of the team performances, players and goal scorers. Maureen still has his notebooks.

Span also provided changing facilities in the shape of a large timber builders' hut about 40 feet long. The windows did not boast glass and there was no coping on the pitched roof, we had to be careful where we hung our clothes! I cannot remember whether it had a toilet, certainly not showers!

The Ayelands pitch was on a gentle slope and just below the surface, heavily populated with flints. There were very nasty injuries sustained by the likes of Brian Scott and Angus Jamieson requiring stitches. One of these was treated by Dr Peter Read on the bench in the Oak public bar – we had roused Arthur & Madge, they called the doctor who promptly arrived with his bag, he asked for a brandy - (we thought he would use it to cauterise the gaping wound), no, he drank it and then set about stitching up the patient!



For the 1971-72 season NAGFC had joined the North Kent Sunday League in the Combination division for new member clubs.

By the time the 1972-73 season came along Bovis had completed many more houses and the village was growing rapidly. Because Bovis were getting ready to build Ayelands they moved us to the new Punch Croft site and provided a new pavilion. This was our original Span hut merged with another timber building which provided a veranda, social area (unofficially the bar), changing rooms, toilets and showers! Luxury!

The club membership had grown substantially by 1972 and consequently a Reserve team was created to give many new members the chance of a game. The same year the Junior team "The Grasshoppers" was founded, but operated separately from the senior club.

The Punch Croft sports ground provided one pitch each for football and rugby and a cricket square. But with the foundation of the Rugby Club in 1973 and the expansion of NAGFC, pressure was on to acquire more pitches. Span had originally allocated a plot known as "Area 22" for light commercial premises in their original plans.

Area 22 was part of the sports field opposite Orpins now occupied by a rugby pitch. Bovis decided that we could use this area for sports and the football club set about removing literally tons of flint from the surface. After a subsequent dispute that almost came to blows between the two clubs, NAGRFC claimed that area!

By early 1976/77 NAGFC was under pressure to field a 3rd team and so a second pitch was desperately needed. The buffer zone of Northfield behind the (then) Middle School (now Milestone) presented us with a good opportunity. The grass was cut and flints lifted, the pitch was laid out and posts ordered. But . . . following several inspections by League officials the surface was not up to standard, hardly surprising because there were two 'trenches' about 3 inches deep that crossed the pitch!

Since this early beginning the club has continued to run teams every season and at one stage had a total of four adult teams competing in the North Kent Sunday League. Although the number of teams fluctuates year on year the club continues to develop and sometimes even manages to win a cup or two

Written by Richard Beer

New Ash Green Junior Football Club

ESTABLISHED 1972

The club has 5 teams: 2 under 7s, 2 under 9s and 1 under 10s, we play in The Medway league which we have done for 30 years. The teams have had a very good season with some teams playing the whole season without losing in the league.

After a break of 6 years New Ash Green held a Mini Football Tournament involving 40 plus teams and it was a very successful day and each year the tournament will get bigger, the day had great drama with tears and joy and New Ash Green teams reaching the Semi Finals and Finals.

Silverware Award for 2018 – 2019 Season

- New Ash Green Mercurials won the MMYL Trophy
- New Ash Green Mercurials won the Medal Cup
- New Ash Green Predators runners up Crystal Palace FC tournament
- New Ash Green Predators won the PSA Cup
- New Ash Green Aztecs won the Medway Cup
- New Ash Green Aztecs runners up NAG mini tournament
- New Ash Green Grasshoppers won NAG mini tournament
- New Ash Green Grasshoppers won Arsenal FC tournament



Covenants and Byelaws

The following covenants and byelaws apply to the majority of properties in New Ash Green and to land owned by the Village Association. Please note some neighbourhoods have minor variations so you should check the deeds of your property for the definitive version.

Personal Covenants

1. To pay the Association the annual contribution due from the purchaser in respect of the property within the village.
2. To pay the Society the annual subscription due from a member.
3. To keep the premises in good structural repair (including the garden walls and fences shown on the plan marked 'A' with a 'T' on the inside of the boundary).
4. To keep all decorative finishes on the external elevation of the house on the premises and any garage on the estate owned by the purchaser in good order and in particular to renew the paintwork not less than once every four years using colours and materials approved by the Association.
5. To keep all windows on the premises regularly cleaned.
6. To keep the doors of any garage on the estate used by the purchaser closed except when open for reasons of access.
7. To permit the Society to have reasonable access to the premises and to any such garage as aforesaid to enable it to perform any works undertaken in the Covenants set out in Clause 4.
8. To require that any tenant or other occupier who proposes to take possession of the premises enters into direct covenants with the Association and with the Society to guarantee performance and observance of the Covenants set out in Clause 5 during the period of possession by the occupier.
9. To require that any transferee of the premises enters into direct Covenants with the Association and with the Society to be bound by the Covenants set out in Clause 5 as if the transferee were the purchaser named in this transfer.
10. To remain bound the Covenants set out in Clause 5 until the direct Covenants specified in the preceding paragraph have been entered into by a transferee of the premises.

Restrictive Covenants

1. No part of the premises except the garage shall be let separately from the whole or use otherwise than for the purposes of a private dwelling.
2. No sign or advertisement shall be displayed on the premises so as to be visible from outside the premises except that a nameplate not exceeding 4 square inches in size may be displayed at an entrance.
3. No alteration shall be made to the external appearance of the house on the premises (including the colouring scheme) except with the prior written consent of the Association.
4. No alteration shall be made to the garden walls or fences on the premises except with the prior written consent of the Association.
5. No building or other structure shall be erected in the curtilage of the premises except with the written consent of the Association.
6. No exterior aerial shall be erected on the premises and no person shall be permitted to interfere with any television Rediffusion equipment on the premises.
7. No car, caravan or similar vehicle shall be parked in the curtilage of the premises otherwise than inside a garage or (in the case of a private car not standing higher at any point that 5 feet 6 inches above the ground and not bearing any sign or advertisement) on a driveway leading to a garage.
8. Nothing shall be done or omitted to be done on the premises that may interfere with the amenity of other property owners or occupiers on the estate.

Byelaws

1. No tree or other plants shall be cut, pulled up or planted.
2. No litter shall be deposited otherwise than in a litter bin.
3. No radio or other electrical reproducer shall be played except as may be authorised by the Village Association on special occasions.
4. No vehicle shall be used in such a manner as to create an unreasonable degree of noise.
5. No bicycle or powered vehicle shall be ridden or driven otherwise than on a vehicular carriageway PROVIDED THAT this byelaw shall not apply to a bicycle ridden outside a residential estate and not on a footpath or footway.
6. No vehicle shall be parked on a residential estate otherwise than in a car park.
7. No car caravan or other vehicle standing higher at any point than 5 feet 6 inches above ground or bearing any sign or advertisement shall be parked on a residential estate except for the purposes of loading or unloading.
8. No obstruction shall be caused on roadways or elsewhere.
9. No person shall enter any area reserved by the Village Association for a special use without complying with all conditions that may be imposed by the Association from time to time regulating entry and conduct within that area.
10. Nothing shall be done or omitted to be done that may interfere with the enjoyment of amenity by other persons within the Village.
11. No horse shall be ridden or led otherwise than on a vehicular carriageway or on land designated as a permitted ride by the Village Association. For the avoidance of doubt a permitted ride shall be defined in writing by the Association and its use shall be subject to the observance of special conditions as shall from time to time be laid down by the Association.
12. No person shall cause or permit any dog owned or kept by him or in his charge to enter or remain on any part of the amenity land unless the dog be and remain under proper control and be effectively restrained from causing annoyance to any person.
13. No person shall cause or permit any dog owned or kept by him or in his charge to enter or remain on any sports field or childrens playground on amenity land.
14. Every person (other than a registered blind person) who owns or keeps or is in charge of a dog which is on any part of amenity land shall immediately remove the amenity land any faeces deposited by the dog.
15. No person shall cause or permit any motor vehicle owned or kept by him or in his charge to enter or remain on any part of the amenity land unless it complies in all respects with all legislation for the time being in force relation to the use of motor vehicles on the public highway, including in particular (but not exclusively) the requirements that (i) there is in force in relation to the vehicle a policy of insurance satisfying the requirements of Section 143 of the Road Traffic Act 1988 (ii) the vehicle complies with all regulations made pursuant to Section 41 of the Road Traffic Act relating to the construction and use of vehicles and equipment (iii) there is fixed to and exhibited on the vehicle a current vehicle excise licence as prescribed by section 1 of the Vehicles (Excise) Act 1971.
16. No person shall cause or permit any motor vehicle owned or kept by him or in his charge to remain on any part of the amenity land for any purpose other than (i) access; (ii) the use of amenity land for the purpose of recreation.

All property owners sign an agreement when buying their homes to abide by the covenants and to pass on the obligation to anyone to whom they sell their property to.

New Ash Green Village Association has a duty to not only enforce but also to draw attention regularly to the covenants and byelaws with which property owners have agreed to comply on behalf of themselves, their families, guests, tenants and trades-people.

Changes to the annual Village Calendar

The VA has reviewed the Village Calendar and for 2019 will be making a couple of changes.

The first of these, having consulted with residents on calendar usage, we will no longer be delivering the calendar to every household. Instead we will be printing a small batch which will be available at the VA office for people to collect if they would like one.



The second change is that we will be revamping the calendar's size. It will be A4 and therefore more practical to use.

We will post further updates on our website and on social media when these become available later in the year.

Are you Wild About New Ash Green?

We wanted to bring to your attention a wonderful Facebook group that has been set up by members of the village Woodlands Group to celebrate nature and beautiful green open spaces that we are surrounded by.

To find this Facebook group search for:
[Wild About New Ash Green](#)



Photograph by Denise Gaywood

Are you looking to advertise?

From the next VA newsletter we will be introducing a small number of advertising spaces for local businesses to help fund the cost of printing the newsletter. We will be looking at introducing half page and quarter page adverts.

Please get in touch with Shaun at shaun@nagpavilion.co.uk if you would be interested in taking a space and he can provide you with advert costs.



The **VA Newsletter** is published and distributed by New Ash Green Village Association to inform local residents about the work of the Association and provide relevant information about the village.

Produced & Edited By: Shaun Fishenden

Assisted By: Muriel Galinis, Steph Clarke, Cameron Clark & Hilary Fishenden

Front Photograph by: Cameron Clark

VA Office Opening Hours: Monday to Thursday 9am - 4pm (Closed on Fridays)

Telephone: 01474 872691 **Email:** admin@nagval.com

Website: www.nagval.com **Facebook:** www.facebook.com/NewAshGreenVA

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