



Minutes of the Meeting of Lenham Parish Council

Held on Wednesday 6th December 2023 at 7:30pm at Lenham Community Centre

PRESENT Cllr. J Britt, Chairman presiding.

Cllrs. P Culver, D Earl, D Garland, K Hammond, S Heeley, M Michaelas (part), N Osborne, A Ratcliffe, D Turner & A Walmsley

J Bate RFO, L Westcott Clerk.

Public participation

No members of the public present but MBC Cllrs. T & J Sams have provided a report to be read, main points as follows:

- We are pleased that the appeal at Little Gaynes was dismissed and would like to thank all residents, the Parish Council along with Paul McCreery for giving the time and effort to stop this development.
- No update regarding the street licence for Frankie and Finns, this will likely require a new application.
- J Sams attended an LGA workshop to help councillors build relationships with officers.
- Councillors from our group asked about the publication of new wards, polling station areas and changes to postal votes. J Sams asked how information would be published - MBC are keen for residents to vote and will provide the information necessary before and after elections in accessible formats.
- Unfortunately, the Borough Insight magazine has been stopped to save money. Hopefully this decision will be reversed to allow people not on the internet to read information.
- We are part of a group that has been instrumental in reversing the policy of residents having to pay for damaged bins.
- We have sent in our response on the Local plan Main modifications and await the inspectors finding.
- We would like to thank all cllrs. and staff for their hard work for the community during the year and give our best wishes for a Happy Christmas and perhaps a rest from Council business!!

The chair opened the meeting at 19.35.

23/97 Apologies for absence received.

Apologies were received and accepted from MBC Cllrs. T & J Sams.

23/98 To receive declarations.

Declarations of interest on Agenda items.

Declarations to changes to the Register of Interests. No declarations received.

Requests for dispensations. No new requests received.

23/99 To request notification of intention to film, photograph or record any items.

There were none.

23/100 In accordance with the Public Bodies (Admission to Meetings) Act 1960, S1, the Council is to determine which items, if any, should be taken with the public and press excluded.

All agreed to resolve to discuss item 23/106 in confidential session due to the commercially sensitive nature of the contract to be discussed.

23/101 To sign as a correct record the minutes of the Parish Council Meeting on 1st November 2023

Cllr. D Garland proposed, Cllr. A Walmsley seconded and it was **RESOLVED** that the minutes of the meeting held on **Wednesday 1st November 2023** are a true record and were approved, adopted and signed by the Chairman of the Parish Council.

23/102 Progress of resolutions from 1st November meeting (for information purposes only)

None reported that are not on agenda.



23/103 To sign as a correct record the minutes of the Finance and General Purposes meetings on 20th November 2023

Cllr. D Turner proposed, Cllr. D Earl seconded and it was **RESOLVED** that the minutes of the F&GP committee meeting held on Monday 20th November 2023 are a true record and were approved, adopted and signed by the Chair.

- a. Date of next F&GP committee meeting – Monday 18th December 2023.
- b. Cllr. N Osborne proposed, Cllr. A Ratcliffe seconded and it was **RESOLVED** to accept the quote for pollarding the lime trees in the Square for £760. This work will be completed in January 2024.

ACTION L Westcott to check MBC approval has been granted for TPO works.

23/104 Finance:

- a. Responsible Financial Officer Report - full report discussed at F&GP.
Points to note – 2nd payment of PSS grant received from MBC.
The payment card has still not been received. **ACTION** J Bate to escalate the issue within Unity.
- b. To authorise payments and note income (Details of payments included in F&GP minutes).
Cllr. A Walmsley proposed, Cllr. P Culver seconded and it was **RESOLVED** to make the payments tabled in the F&GP minutes. Cllrs. N Osborne and D Garland to make the payments online.

23/105 To sign as a correct record, the minutes of the Planning and Implementation Committee meeting on 15th November plus reports for November

Cllr. S Heeley proposed, Cllr. N Osborne seconded and it was **RESOLVED** that the minutes of the P&I Committee meeting held on Wednesday 15th November 2023 are a true record and were approved, adopted and signed by the Chair.

- a. Cllr. N Osborne summarised his suggested road names, no other suggestions were made, all agreed to submit the suggestions - Gardiner Place - Road 1, Stanfield Walk - Road 2, Garrett Row - Road 3, Featherstone Road - Road 4 and Laird Close - Road 5 with Donald Way as another option.
ACTION L Westcott to write to MBC.
- b. The following responses were agreed to Planning Applications:
23/504968/SUB, Fairview, The Barn, Faversham Road, Lenham – Objection due to lack of detail.
23/504938/FULL, Malt House Farm, High Street, Lenham – No objection, but informatives to be included to request relevant building materials. **ACTION** Cllr. A Walmsley to draft response.
23/505060/FULL, 2 Council Cottages, Headcorn Road, Platts Heath – No comments.
23/505025/LAWPRO, 30 Douglas Road, Lenham – No comments.
KCC/MA/0174/2023, Lenham Quarry, Forstal Road, Lenham Heath – Objection to another delay in site restoration. **ACTION** Cllr. A Walmsley to draft response.

23/106 To accept contract for the sale of land at the William Pitt Field

Consideration was given to the changes proposed to the contract regarding the sale of the strip of land at the WPF (details of this remain confidential at present) and asked for Cllrs. to vote on changes. 9 in favor with 2 abstaining, it was **RESOLVED** to accept the changes. **ACTION** Cllr. J Britt to contact solicitor.

Cllr. M Michaelas left the meeting.

23/107 To consider quotes for Ground Surveys at the allotments.

Cllr. A Ratcliffe reported that a quote had been received for the ground soil investigations at the allotments. Two further quotes will be obtained for comparison. **ACTION** Cllr. A Ratcliffe to contact relevant companies for quotes.

23/108 To consider quotes for Maidstone Road car park drain clearance.

L Westcott reported on two quotes received to clear the drains in the car park. A third quote can be obtained, but no one knew of alternative companies offering the service. All agreed the CSG quote was acceptable.

ACTION L Westcott to confirm price with CSG.



23/109 To consider quotes for different surfacing options of Maidstone Road/ Ham Lane footpath

Cllr. A Walmsley reported on the three quotes received for surfacing of the footpath. All agreed with the option for gravel boards and two layers of tarmac for £11,350.00. **ACTION** L Westcott to apply to MBC for funds via S106. The work to fill in the gaps along the middle section of the path will be started immediately as part of the previous phase of works.

23/110 Defibrillators

Cllr. D Earl has met with BP and Elite Pubs as potential locations. LPC would need to fund the equipment, there are grants available. It could cost approximately £300 a year for the maintenance of 4 defibrillators.

ACTION Cllr. N Osborne to contact St Edmunds Centre as another potential location.

23/111 Request for memorial bench at Royton Avenue

L Westcott reported that land registry documents have been retrieved to show LPC are responsible for Royton Avenue. In principle Cllrs. have no objection to the siting of a memorial bench, subject to location and details of bench to be provided and agreed. **ACTION** L Westcott to liaise with applicant.

23/112 Update from Meetings attended/planned

- a. Cllrs. N Osborne and A Ratcliffe attended a meeting with Lenham Nursery, an investment plan from LPC would be very well received. **ACTION** Cllr. N Osborne to bring full details to F&GP.
- b. Cllrs. J Britt N Osborne attended a meeting with Countryside and Vistry.
- c. Cllr. J Britt met with MP Helen Whately to discuss A20 safety concerns. They also discussed the DVLA licence contract (for renewals of RFL) being removed from post offices.
- d. Cllrs. J Britt and K Hammond will be meeting with MP Helen Whately on 8/12/23 to discuss Leeds/Langley and road safety issues (police also attending).
- e. Cllr. P Culver reported that the Primary School have received their Ofsted inspection this week.
- f. Cllr. D Garland attended the KCC parish seminar.
- g. Cllr. K Hammond attended the KALC Maidstone meeting - a letter from the local plan inspector is due early January, the gypsy and traveller policy is still being assessed, there is a part time tree conservation officer (TPO applications taking a lot longer at present) and there will be a 3% increase on the PSS grants for 24/25.
- h. Cllrs. A Walmsley and N Osborne and L Westcott attended a meeting on site with Countryside and Vistry. The layout of the new access to the WPF has been drawn on the ground. Timescales were discussed.

23/113 Project Updates

- a. Cllr. D Garland reported that the tree survey report has been received, he will try to get an estimate for the works to instruct next years budget.
- b. Cllr. D Turner has chased Golding Homes for the works required to the trees in Cherry Close.
- c. Cllr. A Walmsley has not received the plans for the High Street, but he has chased KCC and they are due soon.
- d. Cllr. N Osborne reported that the new steel work has been completed at the entrance to the picnic site.
- e. Cllr. A Ratcliffe reported that one quote has been received for the WCs, he is chasing the other two.

23/114 To report Correspondence received.

- a. Cllr. J Britt said the Christmas light switch on was an amazing event and very well done to the team in such a short timescale. Cllr. P Culver asked if sockets could be made available on the lampposts – L Westcott will look into this.

The meeting closed at 22:00

Signed as a true record on this day 3rd January 2024.....

Chairman of Lenham Parish Council