

ASH-CUM-RIDLEY PARISH COUNCIL

The Parish Office, Ash Green Sports Centre, Ash Road, New Ash Green, Kent, DA3 8JZ

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12 December 2025

Dear Councillor

You are hereby summoned to attend the next meeting of the Ash-cum-Ridley Parish Council which will be held at **7.45pm on Thursday 18 December 2025 at the New Ash Green Youth & Community Centre, North Square, DA3 8JY.**

Yours faithfully

A de Jager

Alison de Jager
Parish Clerk

AGENDA**1. APOLOGIES FOR ABSENCE**

Pursuant to Standing Order 3 (d) the public will be excluded from the meeting during the reporting of agenda item 2. Member Briefing from the Clerk due to the confidential nature of this item

2. CLERK'S INFORMATION BRIEFING.**3. DECLARATIONS OF MEMBERS INTERESTS AND DISPENSATIONS****4. TO APPROVE THE MINUTES** of the Parish Council meeting held on Thursday 20 November 2025 (Attached).**5. PUBLIC SESSION AND EXTERNAL REPORTS**

- KENT POLICE
- COUNTY COUNCILLOR & DISTRICT COUNCILLORS
- NEW ASH GREEN VILLAGE ASSOCIATION
- PUBLIC SESSION

6. CLERK'S REPORT**(APPENDIX A GREEN)**

To note the report of items for information from the Clerk.

7. FINANCE AND GOVERNANCE**(APPENDIX C PINK)**

- 7.1 **Current Financial Position:** To receive a verbal update from the Deputy Clerk on the current financial position for the Parish Council and note the attached reports
- 7.2 **Approval of Payments:** To approve the payments made since the last meeting, up to 11 December 2025.
- 7.3 **Budget 2026-2027** – to give consideration to the attached draft budget for the 2026-2027 financial year. A final decision to be taken at the January 2026 Parish Council meeting.
- 7.4 **Purchase of New Ash Green Clinic and Children's Centre:** (Reports to follow)
- a. To consider whether the Parish Council should apply for approval from the Ministry of Housing, Communities and Local Government (MHCLG) to take out

a Public Works Loan Board (PWLB) loan for the purchase of the New Ash Green Clinic and Children's Centre. Members are asked to consider:

- i. The proposed loan amount of £440,000 and borrowing term of 25 years.
 - ii. Whether to seek MHCLG approval to apply for the PWLB loan.
 - iii. The intention to increase the council tax precept to meet the loan repayments by 14.01%, equivalent to £13.62 per household per year (Band D), subject to a precept-increase consultation.
 - iv. Authorising the Clerk to progress the application and carry out the required consultation.
- b. Should the proposed purchase of the above proceed, to consider a further increase in the precept of 13.62% equivalent to £13.24 per year (Band D) to cover the annual running costs of the building.

7.4 Interim Audit Report: To receive the interim audit report from Mulberry Local Authority Services and consider it's recommendations.

8. PLANNING

(APPENDIX D GOLD)

8.1 Applications:

25/03247 - Cader Idris Poultry Farm Gravesend Road Wrotham Sevenoaks Kent TN15

7JS - Conversion of existing chicken shed to Class C3 (residential dwelling) partial demolition of existing building and outbuildings, increase in eaves and ridge height, changes to fenestration, creation of residential curtilage including associated hard and soft landscaping.

Cllr F Cottee

24/03422/FUL - Proposed development of a photovoltaic solar array farm with associated ancillary infrastructure, cable route and grid connection and new access track, alongside localised land re-grading works.

Cllr F Cottee

8.2 To note the notes of the Planning Applications Working Group meeting of 02 December 2025.

9. ASH GREEN SPORTS CENTRE

(APPENDIX E BLUE)

9.1 Current Financial Position – To receive a verbal update from the Deputy Clerk on the current financial position for Ash Green Sports Centre and note the attached reports.

10. COMMUNITY AND ENVIRONMENT

(APPENDIX F LILAC)

10.1 Asset of Community Value Working Group – to note the notes of the Working Group meetings of 14 October 2025 and 27 November 2025.

10.2 Highways Improvement Plan (HIP) Working Group – to note the notes of the Working Group meeting of 10 December 2025.

10.3 Speedwatch – to note the notes of a Speedwatch meeting held on Saturday 06 December 2025.

11. ITEMS FOR INFORMATION:

11.1 To receive verbal reports from all Councillors, for information only.

12. PROGRESS TRACKER

(APPENDIX H LIGHT BLUE)

12.1 To note the progress tracker of Council decisions.