



**Minutes of the Meeting of Lenham Parish Council  
Held on Wednesday 4<sup>th</sup> February 2026, 7:30pm at Lenham Community Centre**

**PRESENT** Cllr. J Britt, Chair presiding.

Cllrs. H Dale, D Earl, D Garland, M Michaelas, A Ratcliffe, D Turner, A Walmsley & C Wood  
L Westcott (Clerk & RFO), S. Newell (Deputy Clerk and RFO), A Ratcliffe (Finance & Admin Clerk),

**Public Participation**

9 members of the public present.

2x members of the public reported on their resubmission for a replacement dwelling for The Grange.

2x members of the public reported latest issues on the Pilgrims Way – motorbikes on the cross & crops, broken fence panel & rubbish, vandalism to interpretation board. Cllr. J Britt reported that the Police are aware and producing a report.

3x representatives from LWFC reported on the vandalism to equipment at the WPF. Options for secure storage are being considered. LWFC to send details to L Westcott once finalised.

X1 member of the public reported on a proposed Jacket Potato van in the village. Details to be emailed to L Westcott. Advised to come to F&GP meeting.

MBC Cllr. C Houlihan reported:

- The Harrow premises has now been secured by MBC.
- Following water supply issues he is collating feedback, they helped distribute bottled water.
- Strategic CIL bid decisions will be made by May/June at the latest.
- LGR will be going into a 7 week government consultation on 5<sup>th</sup> Feb 26. More information will be available by next meeting.
- Heathlands SPD being discussed and working with KCC. The SPD is not good enough & a video has just been published.

The chair opened the meeting at 19:52.

**25/164 Apologies for absence received.**

Apologies were received and accepted from Cllrs. P Culver, K Hammond, S Heeley & J Murray.

**25/165 To receive declarations of interest on the agenda, declarations to changes to the Register of Interests, and to consider Requests for dispensations.**

Declarations of interest on Agenda items. Cllr. J Britt on item 25/170 a.

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

Requests for dispensations. No new requests.

**25/166 To request notification of intention to film, photograph or record any items.**

There were none.

**25/167 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.**

There were none.

**25/168 To sign as a correct record the minutes of the Lenham Parish Council Meeting on 7<sup>th</sup> January 2026**

Cllr D. Garland proposed, Cllr A. Ratcliffe seconded and it was **RESOLVED** that the minutes for the meeting held on 7<sup>th</sup> January are a true record and were approved, adopted and signed by the Chair of the Parish Council.

**25/169 Progress of resolutions from 7<sup>th</sup> January (for information purposes only).**

Update: No response from Clark Farms. Cllrs. A Ratcliffe and A Walmsley met with Vistry.

**25/170 To sign as a correct record the minutes of the Finance and General Purposes (F&GP) meeting on 26<sup>th</sup> January 2026**

Cllr. D. Turner proposed, Cllr. D. Garland seconded and it was **RESOLVED** that the minutes of the meeting held on Wednesday 26<sup>th</sup> January 2026 are a true record and with the recommendations were approved, adopted and signed by the chair.

- a. To authorise payments for January and note income - A table of payments and income for January is included in the minutes of F & GP.  
Cllr. C. Wood proposed, Cllr. D. Turner seconded and it was **RESOLVED** to make all payments.  
Cllr. D Garland & Cllr. A. Walmsley to authorise the payments online.
- b. To include payment to Safeplay on payment run (£180 bi monthly play park inspections) – All agreed to add to the payment list.
- c. To approve timber costs of £561 (with VAT £673.20) for 3 bench repairs in the Square – Cllr. A Walmsley proposed, Cllr. A Ratcliffe seconded and it was **RESOLVED** to order the wood.
- d. To consider swapping to Ecotricity from EDF for unmetered streetlights. - Cllr. A. Walmsley proposed, Cllr. A. Ratcliffe seconded and it was **RESOLVED** to accept supplier switch.
- e. To approve training course (FILCA and ILCA to CiLCA) for the Deputy Clerk at £140 each - Cllr. D. Garland proposed, Cllr. C. Wood seconded and it was **RESOLVED** to pay for training courses.
- f. To approve details for the village Easter Egg Hunt 7<sup>th</sup> April – All agreed.
- g. To approve purchase of a replacement Bike rack for Lenham Square £1690 + VAT - Cllr. A. Ratcliffe proposed, Cllr. D. Garland seconded and it was **RESOLVED** to purchase replacement bike rack.
- h. To accept quote for Maidstone Road car park fencing from Wallond at £2001.57 - Cllr. H. Dale proposed, Cllr. A. Ratcliffe seconded and it was **RESOLVED** to instruct Wallond.

**25/171 To accept quote from Evans and Langford for specification for Lenham Cemetery Road for £1395**

Cllr. A. Walmsley proposed, Cllr. D. Turner seconded and it was **RESOLVED** to accept quote.

**25/172 To accept quote from Evans and Langford for Maidstone car park resurfacing for £1395**

Cllr. D. Garland proposed, Cllr. C. Wood seconded and it was **RESOLVED** to accept quote for a specification for the works with a cap of £2000.

**25/173 To receive the clerk's report for January 2026 (including the Financial Report)**

L. Westcott presented the report for January. Nothing to note.

**25/174 To sign as a correct record, the minutes of the Planning and Implementation Committee meeting on 21<sup>st</sup> January 2026**

Cllr. J Britt proposed, Cllr. A Ratcliffe seconded and it was **RESOLVED** that the minutes of the meeting held on 21st January 2026 are a true record and with the recommendations were approved, adopted and signed by the Chair.

- a. To consider responses to the planning applications - see Appendix A.

Cllr. A. Ratcliffe reported back on East Lenham Farm that there is still no decision notice available, this will be waiting on the s106 agreement. The draft 66 page report on Heads of Terms does provide further information.

**25/175 To authorise appointment of ON Architects to carry out site validation and possibilities of potential development for LPC land for £1,500**

Cllr. D Earl proposed, Cllr. D Garland seconded and it was **RESOLVED** to go approve the quote for potential layouts/uses of the WPF to be on the front foot for discussions with the land agent.

**25/176 To consider allowing access to the parish office to KCC Community Warden**

Discussion took place regarding the community warden having access to the Parish office. Concerns about insurance were raised. L Westcott to set up meeting to discuss further.

**25/177 Updates from meetings attended/ planned (for information purposes only)**

- Cllr. A Ratcliffe meeting with the church 6<sup>th</sup> Feb.
- Cllr. A Walmsley to attend Ham Lane Allotments Association AGM 21<sup>st</sup> Feb.
- Cllrs. D Garland & C Wood meeting 18<sup>th</sup> Feb with MoP re property on Headcorn Road.
- Cllr. J Britt & L Westcott attended meeting today 4<sup>th</sup> Feb about Neighbourhood area committees.
- Cllrs. J Britt, A Ratcliffe, D Turner & A Walmsley visited Panettoni.
- Cllr. J Britt meeting at Sessions House to talk to KCC Highways.

**25/178 Project Updates (for information purposes only)**

- Cllr D. Turner to organise date for 2026 spring clean.

**25/179 To report correspondence received (for information purposes only)**

- L Westcott informed cllrs about the passing of Derek Haselup - a previous chair to the council.
- L Westcott received an email from Kent Downs National Landscape re Landscape Lens in Cherry Downs. All agreed a good idea.
- UKPN Green Lane Streetlight works delayed.
- AW discussed potholes within the village. Reminder to encourage everyone else to report these to KCC . Suggestion for poster in the office window of how to do this.

**The meeting closed at 21:20**

Signed as a true record on this day 4<sup>th</sup> February 2026.....

Chair of Lenham Parish Council

**Appendix A**

26/500210/FULL	2 Blue Farm Cottages Warren Street Lenham Kent ME17 2ED	No Comment
26/500245/FULL	The Grange Ashford Road Lenham Kent ME17 2DA	No Comment
25/503777/FULL	Ivy House, 4 Brenchley Field, Runham Lane, Harrietsham	LPC had no comment in respect of the original application and does not wish to become involved with the appeal.

