



St Nicholas-at-Wade with Sarre Parish Council



Minutes of the Annual Parish Meeting and Annual Meeting of the Parish Council held on Tuesday 12th May 2026 at 7.30pm in The Bell Meadow Pavilion, St Nicholas at Wade

Present: Councillors D. Divers, L. Ageros, S. Smyth, D. Tweedale, M. Lawrance, A. Andrews, M. Fentiman, E. Dore
Also, Present: KCC Cllr Luke Evans, Community Warden Gary Groombridge, Sara Archer – Parish Clerk plus 6 members of public.

ANNUAL PARISH MEETING

1 ELECTION OF CHAIR & VICE CHAIR FOR 2025/2026

Cllr Divers was nominated for Chair, this was proposed by Cllr Fentiman and seconded by Cllr Tweedale.

RESOLVED: Cllr Divers to be re-elected as Chair for 2026-27.

Cllr Ageros was nominated for Vice-Chair, this was proposed by Cllr Dore and seconded by Cllr Fentiman.

RESOLVED: Cllr Ageros to be re-elected as Vice-Chair for 2026-27.

2 APOLOGIES FOR ABSENCE

Apologies were noted from District Cllr Abi Smith, PC Owen Crush and Amanda Lynch – Church Warden

3 DECLARATIONS OF INTEREST

Cllr Tweedale declared a significant interest in item 8/26-27 of the Annual Parish Council meeting.

4 PREVIOUS MINUTES

RESOLVED: To approve minutes of the last Parish Council meetings held on 14th & 27th April 2026 and Annual Parish Meeting held on 13th May 2025. These were proposed by Cllr Andrews, seconded by Cllr Lawrance, all were in agreement and therefore signed by the Chairman as a correct record.

5 VILLAGE HALL COMMITTEE REPORT

Unfortunately, no representative or report was available for the meeting, however, Cllr Divers advised that the Hall was solvent and well run by the Committee.

6 BELL MEADOW PAVILION REPORT

Cllr Fentiman advised that the St Georges Day event was very well attended and positively received.

Works to upgrade the tennis courts was scheduled to commence on 25th May.

The upgrade of the MUGA was due to begin in July – Date to be confirmed.

Classic car show booked for 20th June and Family Fun Day 5th September.

Annual fireworks display booked for 31st October.

On behalf of the Parish Council, Cllr Divers thanked the Working Group for all they had done to support the Council.

7 ST NICHOLAS-AT-WADE PRIMARY SCHOOL REPORT

It was disappointing to note that no response or report had been received for the fourth consecutive year.

8 ST NICHOLAS CHURCH REPORT

Amanda Lynch, Church Warden was not available to attend the meeting, however, she reported on behalf of the Church, as follows:

We raised £13,609 during 2025 which is a testament to the hard work put in by all the Committee and a myriad of amazing and committed helpers in the village. The Friends of St Nicholas Church is a thriving group and helps promote a team spirit in the village which I think is a wonderful thing to see and share.

The Craft fair continues to be well received and to raise a good amount. Our November Craft fair had over 20 tables which was a squeeze but all those that attended enjoyed the day.

Although Past and Present was also successful in monetary terms it was decided that it was a lot of work for the committee and results in a very large quantity of donations unsold. We decided that we would give this a break for a couple of years and see if we can find other ways to raise funds such as have two craft fairs a year instead of the one. Open Gardens went really well but was hampered by having a storm on Friday night which I think reduced the number of attendees. Having said that all the gardens looked amazing and we had a good number of gardens open – thank you so much to all those who help over the weekend and special thanks to those who open their gardens. It was well received by all attendees as always.

Thank you as always to the Committee for your amazing teamwork to ensure that our events run smoothly and efficiently. A special thank you to Moira for her never ending and amazing tea making ability, Vanessa and her team for running the kitchen for another hugely successful year and finally Marlene Willey for her continued coffee morning fund raising. Thank you all.

9 PUBLIC QUESTION TIME

An opportunity for members of the public to discuss local Parish matters with Councillors or those who have spoken during the meeting – No representations made.

Meeting Closed 8:00pm

ANNUAL PARISH COUNCIL MEETING

1/26-27 CHAIRMAN'S REPORT

Cllr Divers reflected on the previous year, and the issues addressed by the Parish Council.

- Housing Developments: Each taken on their own merit and called-in as appropriate. The Parish Council can try to influence decisions and management plans, however, they are ultimately made by TDC.
- Double yellow lines implemented – Scheme has been moderately successful, improving sight lines and visibility, thus also improving the flow of traffic through the village. Support from the School and traffic enforcement would also improve the parking issues.
- Sincere thanks were expressed to the handyperson team – Positive comments were received regularly, investment into equipment had improved the efficiency and helped the team.
- Upgrade of facilities in Bell Meadow had been progressed.

Thanks were extended to the Clerk and Councillors for their work and support through the year.

2/26-27 CLERK'S REPORT/CORRESPONDENCE

The Clerk had reported the overgrown weeds at the junction of Orchard Road, which obstructed visibility and made exiting the junction dangerous.

Enquiries had been made with regard to the MUGA fencing, and TDC had confirmed it fell within the boundaries of permitted development.

The PPL and PRS license questionnaire had been responded to and invoice awaited.

The Clerk confirmed the play equipment safety inspection had been booked and would be taking place in July.

Event permits had been received for the classic car show and family fun day.

3/26-27 COUNCILLORS REPORT

Cllr Fentiman advised the meeting that the management committee for Parish Close had been set up and would be paying for the completion of the roads and pavements within the Close, in the next 4 months.

Cllr Tweedale confirmed he had received an email regarding the Manston Airport online consultation. He would publish details of the consultation on the social media pages to enable residents to make comments. It was noted that the deadline for submission was 22nd June. The flight plans were also available online.

Cllr Tweedale was thanked for clearing the overgrowth obstructing the visibility splays at Orchard Road.

The peregrine box at the Church had now been installed.

Cllr Lawrance had been approached regarding the lease of an allotment. The Clerk had added the resident to the waiting list. The overnight closure of the old Thanet Way was noted, diversion would be put in place.

Shuart Lane had been cleared of debris and overgrowth.

Cllr Andrews advised that the resident who had enquired about planting trees at the boundary of Bell Meadow was now satisfied that the MUGA fencing would address his concerns.

Cllr Smyth requested the gullies were cleared by KCC to prevent future flooding, in preparation for the harvest.

The handypeople would be asked if they could clean the village gates if safe to do so.

It was noted that the KCC representative, Amelia Randall, had again changed political party. Discussion took place with regard to filing a vote of no confidence in her and District Cllr Marlen Barlow, who neither of which had attended a single meeting in the Parish. The Clerk would seek advice on the matter from KALC.

Cllr Dore had been litter picking along the footpath between Frost Farm and Shuart Lane. He had also cleaned the noticeboards. It was suggested the handy people could be approached to varnish the noticeboards.

Cllr Ageros had been maintaining the village planters and flagpole garden. The comments regarding the Ramsgate Road proposed development were acknowledged.

4/26-27 THANET DISTRICT COUNCIL COUNCILLORS' REPORT

No reports available.

5/26-27 KENT COUNTY COUNCILLOR'S REPORT

Cllr Evans advised of the financial improvements at KCC with the introduction of a new Commercial strategy resulting in £55m contracts being awarded to Kent companies. KCC have reduced debts and council tax bills were now lower than other areas. Thanet Way roadworks were due to commence next week and are scheduled to take 6 weeks with work continuing 24/7.

6/26-27 KENT POLICE REPORT

PC Owen Crush was unable to attend the meeting, however, he submitted the following report which was circulated to the Parish Council:

Thanet Villages

Total crime reports: 77 reports (28 marked as non-crime, one caution administered)

St Nicholas and Sarre

- 26 calls were made to Kent Police from St Nicholas-at-Wade and Sarre. Many of these were related to road traffic incidents likely from the A299, although there was also one poaching report which police attended and conducted an area search for any vehicles engaged in hare coursing.
- One report has been raised for criminal damage to the church gates in St Nicholas at Wade. This is something that I have been liaising with the church about directly and will be assisting in trying to identify offenders.

In addition to the above statistics, here is a selection of the work I have been carrying out over the past month:

- Whilst on routine patrol on the 8th April I stopped a vehicle of interest and conducted a drugs search. This led to the recovery of a large amount of suspected Class A drugs from the vehicle and a male arrested on suspicion of drug supply. He is currently on bail whilst detectives continue the investigation.
- I am aware of the well-publicised reports of the fire in Pegwell, which Kent Fire and Rescue Service were quick to respond to. Kent Police have confirmed that an arson investigation is underway, and I will keep an eye on this investigation and let residents know about any updates.
- I have also been dedicating plenty of time to 'on the beat' foot patrol, speaking to residents about a variety of concerns and hopefully deterring anti-social behaviour. In addition to general policing duties and public engagement, this has yielded a positive stop search with drugs seized. Separately, one male was also arrested by me after he caught my attention, and checks showed that he was wanted by two other police forces for a variety of serious offences. I have made further similar arrests this month for ASB-related offences and court warrants.
- I've arrested a male whilst I was on foot patrol having initially stopped his car to check his documents. Following a stop search and some enquiries, he was arrested on suspicion of drug driving and drug possession offences.
- I have also been reviewing reports of nuisance parking in various villages, taking reports for antisocial behaviour, liaising with councillors, and have answered around thirty calls for service over the course of the last month.

7/26-27 COMMUNITY WARDEN REPORT

- Visual Presence around the Village of St Nicholas at Wade and Sarre when I can.
- Contact Kent Highway's concerning the Pathway at along the Canterbury Road. Leading up to the St Nicholas Roundabout, adjacent to the farmland They are going to cut back the weeds and foliage that is growing over and covering part of it.
- A resident who uses her mobility scooter is struggling to drive it along there. She asked me if I could possibly get it sorted.
- Continue to Support the residents at the Pavilion Well-being group. Help with any questions or concerns.
- I popped along to see a mother and daughter who attend one of the well-being groups as they hadn't been for a couple of weeks. I spoke to the daughters partner who told me the daughter wasn't well, if she doesn't go her mother can't go either. So they seem to be Okay.
- Contact the Orbit Housing Manager, concerning a residents, neighbour who has a CCTV camera that is located at the back of their house. They are not happy because the camera is pointing into the corner of their garden. They are saying it is breaching their privacy. Due to the Audio and video. The Manager has contacted me back saying she will look into it.
- Well-being group in the Sun Inn, continue to support the residents who attend. Answer any questions they may have.
- Attend the Men's group when I can to speak to the men who go to the group.

- I've held a community information table in the Church for all who come into see me. I'll do another one this Thursday as well.
- Contact TDC enforcement concerning the Cars inconsiderately parked outside the school and the roads around the area, I've asked if they can do regular checks. I got a response back saying they will pass the info onto their traffic enforcement officers, who will attend
- Report in fly-tipping that is highlighted to me.
- The sevens that were sprayed on the gate, Owen Crush is aware of that.
- I Helped one of the residents of Bridges Close put out a photo and information about a stray cat that had been visiting her on a regular basis. I saw that a resident had taken it to the vets as it looked old and not they well. Not sure of the outcome.
- A resident asked me to check a car that is parked along the Street. The car had flat tires. It is checked out with both MOT and Tax so it is legally parked.

8/26-27 PLANNING APPLICATIONS

a) F/TH/26/0363 Land Rear Of Sarre House, Canterbury Road, Sarre

Cllr Tweedale declared an interest. Application discussed, vote taken – no objection 6, abstain 2

FH/TH/26/0395 The Paddock, Manor Road, St Nicholas At Wade

Application discussed. No objections from neighbouring properties noted. Vote taken – no objections 8

F/TH/25/0776 Land South of Ramsgate Road, Sarre

Amendments to the previous application noted. Discussed and agreed to uphold previous objections. Vote taken – unanimously object.

b) None noted.

9/26-27 FINANCE

a) The Clerk presented the monthly bank reconciliation between the cash book and bank accounts.

RESOLVED: To approve the monthly bank reconciliation for April. (Proposed: Cllr Andrews, seconded Cllr Dore).

b) The Clerk presented the monthly payment schedule which included the following payments:

TDC - Premises Licence	£180.00
TDC - 2 x Event fees	£150.00
EDF - Electric BMP	£101.65
Lloyds CC	£6.00
EDF - Gas BMP	£140.09
Hugofox - Website Hosting fee	£11.99
Employee salaries & expenses	£2885.38
Unity Trust - Service Charge	£7.00

Receipts:

E. Dore - BMP Hires various	£30.00
TDC - Precept & Agency	£19,808.00
BMP Pitch Hire - Frames	£80.00
TDC - Land Hire Deposit return	£250.00
BMP Hire - Benson	£30.00
Allotment & Headstone fee	£125.00
BMP Pitch Hire - Frames	£80.00
BMP Pitch Hire - Minster	£170.00
BMP Hire - Gardner	£77.50
WS Cole - Kirby	£635.00
BMP Hire - Seeability	£72.00
BMP Hire - Meadow Market	£50.00

RESOLVED: To approve payment of invoices included in the monthly payment schedule for May.

(Proposed: Cllr Lawrance, Seconded: Cllr Fentiman)

c) The Clerk presented the accounts and annual return for 2025-26. No comments were made, therefore it was approved to sign Sections 1 & 2 of the AGAR form accordingly.

RESOLVED: To approve Sections 1 & 2 of the Annual Return for 2025-26. (Proposed: Cllr Divers, Seconded: Cllr Andrews)

d) The hire charge arrangements for the Meadow Market were discussed. Vote taken – 7 for, 1 against. It was therefore agreed to charge a fee in line with the pitch hire facilities - £80.00, to be reviewed in 3 months.

RESOLVED: To charge the Meadow Market a hire fee of £80, with review in 3 months. (Proposed: Cllr Divers, Seconded: Cllr Fentiman)

10/26-27 ADMINISTRATIVE ARRANGEMENTS

The Clerk presented the bank signatory and bank checking arrangements for 2026-27.

All Councillors were in agreement to proceed with Cllrs Divers, Ageros, Lawrance as signatories, and Cllrs Andrews, Ageros, Dore, Tweedale and Lawrance were appointed to check the payments and reconciliation accordingly.

11/26-27 POLICIES AND PROCEDURES

The following policies and procedures had been circulated prior to the meeting.

Code of Conduct, Financial Regulations, Risk Management Statement, Standing Orders, Internal Controls Statement

No matters of concern were raised, therefore the review was approved accordingly.

(Proposed: Cllr Divers, Seconded: Cllr Lawrance)

Members of the public were invited to raise any concerns resulting from the meeting:

- It was requested that KCC were approached to clear the drains at Court Road, Shuart Lane and The Length
- Concerns were raised regarding the speed of traffic travelling through the village.

The Clerk would approach the Highways Engagement Officer for the HADMS data, and possibility of conducting a speed survey at Ramsgate Road and Bedford Way.

The meeting was concluded by the Chairman at 9:00pm.