

A Meeting of the Parish Council was held at The Memorial Hall, The Street, Frittenden on Wednesday 11th December 2024 at 7.30pm.

Present were: Cllr A Staples
Cllr R Vernon
Cllr L Gosbee
Cllr M Viviers
Cllr J Tuke

In attendance: Mrs E Nightingale (Clerk)

[The meeting was chaired by Cllr Staples (Vice Chairman) in the absence of Cllr Lawrence.]

PUBLIC FORUM:

None.

1. APOLOGIES FOR ABSENCE

Cllr G Lawrence, Cllr Murray, Cllr Fairweather (Borough), Cllr Warne (Borough) & Cllr S Holden (County)

2. DECLARATIONS OF INTEREST (in accordance with the Members Code of Conduct Part 2)

Cllr Staples declared an interest in item 14 (approval of donations)

3. BOROUGH COUNCILLOR UPDATE

None

4. TO APPROVE THE MINUTES OF THE PREVIOUS PARISH COUNCIL MEETING HELD ON THE 5TH NOVEMBER 2024

It was proposed by Cllr Vernon, seconded by Cllr Viviers, and **RESOLVED** by all members present that the Minutes from the Council meeting on 5th November 2024 are a true and accurate record of that meeting.

That being so, the Vice Chairman will sign the said Minutes.

5. MATTERS ARISING FROM THE MINUTES OF THE PREVIOUS PARISH COUNCIL MEETINGS

Memorial Bench

Cllr Gosbee reported that the bench had now been installed on the Parish Field.

6. CONSULTATION ON MAIDSTONE BOROUGH GYPSY, TRAVELLER AND TRAVELLING SHOWPEOPLE DEVELOPMENT PLAN DOCUMENT

Prior to the meeting Cllr Vernon had circulated draft comments on the questions asked in the above consultation. His main concern was the methodology applied by Maidstone Borough

Council to calculate the number of sites required. That methodology was different from that which was used by all other boroughs and did not take into account existing unauthorised developments against which no enforcement action had been taken. Cllr Vernon believed that this meant that the number of sites required was significantly over stated. The Council expressed concern that Maidstone Borough Council's proposed plan made reference to triggering statutory provisions requiring the cooperation of neighbouring boroughs if it was unable to identify enough sites. This was considered unreasonable, given the above view that the need identified by Maidstone Borough Council was over stated its failure to take appropriate enforcement action in relation to existing unauthorised developments, and would leave Frittenden Parish particularly vulnerable given its proximity to the borough boundary. It was proposed by Cllr Vernon, seconded by Cllr Tuke, and **RESOLVED** by all members present that the Clerk would submit the comments drafted by Cllr Vernon via the consultation portal and send a copy of those comments to the appropriate officer at Tunbridge Wells Borough Council for their information.

7. NEW FOOTPATH MAP

Cllr Gosbee reported that the Ramblers Association had approached the Memorial Hall about putting a map of the footpaths in the Parish on display outside the Hall. The Memorial Hall had asked whether the Parish Council might be willing to contribute to the cost but no costing had yet been provided. It was proposed by Cllr Staples, seconded by Cllr Viviers, and **RESOLVED** by all members present that Cllr Gosbee inform the Memorial Hall Committee that the Parish Council was, in principle, prepared to support this initiative.

8. KALC COMMUNITY AWARD SCHEME 2025

The Clerk noted that nominations were now open. It was agreed that members would consider who they might wish to nominate for discussion at the next Council Meeting.

9. SPEEDWATCH

Cllr Staples reported that 6 sessions had taken place, albeit one was abandoned due to bad weather. 25 offenders were recorded out of 222 vehicles passing. The maximum speed noted was 45 mph.

10. PLAYGROUND INSPECTIONS / EQUIPMENT

Cllr Gosbee confirmed that inspections had taken place with nothing to report. Cllr Lawrence was awaiting better weather before replacing the steps to the mound.

11. ROAD REPORT

Cllr Gosbee reported that he was not getting very far with Kent County Council as far as the potholes or the broken the edge of the road along Dig Dog Lane were concerned, but the sign by Buckhurst Bridge had been put back up.

Sand Lane had been blocked by fly tipping. Cllr Gosbee was unsuccessful in his attempt to get it cleared as a matter of urgency and so the farmer had kindly moved it to the side of the road as far as possible. However, it still represented a hazard as there were large amounts of nails in the material dumped which risked puncturing tyres. The waste has now been cleared.

Cllr Gosbee was asked about the hedges on Satins Hill which were again growing into the road. He had not been able to ascertain when they were due to be cut and would be taking this up with Cllr Holden.

12. PLANNING

New Applications

24/02806/FULL	Oaklands, Cranbrook Road, Frittenden Proposed extension to barn WITHDRAWN
24/02974/FULL	Broadlake, Mill Lane, Frittenden Minor Material Amendment to Planning Permission 24/00181/FILL – (carport – larch cladding to be vertical rather than horizontal; Insertion of a mezzanine floor in both bays; Change the colour of the roof tiles to red; Addition of one velux window on the rear elevation) Proposed by Cllr Vernon, seconded by Cllr Tuke RESOLVED TO RECOMMEND APPROVAL
24/02878/AGRIC/SUB	Haffenden Farmhouse, Bubhurst Lane, Frittenden Prior Notification for Agricultural Development – Replacement of pole barn with timber frames building NOTED
24/02892/AGRIC	Wadd Farm, Grandshore Lane, Frittenden Prior Notification for Agricultural Development – Replacement of pole barn with timber framed building NOTED
24/02913/FULL	Land South of Thrift Park, Knoxbridge Retrospective application for a dropped kerb Proposed by Cllr Vernon, seconded by Cllr Gosbee RESOLVED TO RECOMMEND APPROVAL
24/03040/SUB	Lambourne Way, Mill Lane, Frittenden Submission of details in relation to Condition 5 – Hard & soft landscaping; Condition 7 – External lighting details; Condition 8 – Details of foul sewage treatment, provision of potable water & waste disposal; Condition 10 – Biodiversity enhancement measures of 24/01391/FULL Proposed by Cllr Vernon, seconded by Cllr Tuke RESOLVED TO RECOMMEND APPROVAL
24/02935/FULL	Oaklands, Cranbrook Road, Frittenden Variation of Conditions 2 & 9 of Planning Permission 23/02253/FULL – proposed single storey rear extension to the barn with a mono pitch roof Proposed by Cllr Vernon, seconded by Cllr Tuke RESOLVED TO RECOMMEND APPROVAL
24/03006/FULL	Great Bubhurst, Bubhurst Lane, Frittenden Single storey side extension to existing garage and conversion of roof space & addition of two dormer windows Proposed by Cllr Vernon, seconded by Cllr Gosbee RESOLVED TO RECOMMEND APPROVAL

Outcome of Previous applications

24/02546/FULL	Haffenden Farmhouse, Bubhurst Lane, Frittenden Variation of Condition 2 of Planning Permission 22/02113/FULL – Relocate proposed plant room to front of dwelling, incorporating a lean-to extension with a cat-slide roof
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	PERMISSION GRANTED
24/02188/FULL	Great Water House, Knoxbridge Variation of Condition 7 of Planning Permission 87/01810/FULL – Removal of restriction of permitted development rights for other (minor) roof alterations, porches and buildings etc. incidental to the enjoyment of the dwellinghouse PERMISSION GRANTED

Planning appeals

- Appeal Decision : APP/M2270/W/24/334 554 – Little Manor, Staplehurst Road, Frittenden : Appeal against refusal of permission for the erection of single-storey dwelling including a ground source heat pump and integrated solar panels – **Appeal Dismissed**

13. GENERAL CORRESPONDENCE

- KCC had indicated that it would shortly begin the public consultation phase of its plan to paint double yellow lines at the junction in the centre of the village. It was agreed that the Council had no objection to that consultation being commenced.
- KCC had also indicated that work to replace the village gateway on Biddenden Road would begin on 5th February 2025.
- The Clerk had received a call from a resident complaining about the fact that the Post Office Service at the Memorial Hall was not open as advertised without any notice being given to residents. The Council had no involvement in the operation of that service and so it was agreed that all such comments be passed on to the Memorial Hall Committee.

14. FINANCE

- It was proposed by Cllr Staples, seconded by Cllr Vernon, and **RESOLVED** by all members present to approve the budget for 2025/26 as drafted and circulated by the Clerk and to request a precept of £17,000, which represented a real terms reduction for residents due to the increase in the tax base for 2025/26.
- It was proposed by Cllr Gosbee, seconded by Cllr Viviers, and **RESOLVED** (1 abstention) to approve the donations set out in the list annexed to these minutes.
- It was proposed by Cllr Staples, seconded by Cllr Viviers, and **RESOLVED** by all members present to pay the accounts/ as follows:

FRITTENDEN PAYMENTS – DECEMBER 2024					
Cheque Number	GROSS	VAT	NET	SUPPLIER	DETAILS
BACS	£17.00	Nil	£17.00	Frittenden Memorial Hall	Hall Hire (1 x session + winter surcharge)
BACS	£45.00	Nil	£45.00	Frittenden Memorial Hall	Hall Hire (1 x session) & Meeting Room Hire (1 x session) for APA & Planning Meeting on 25.07.24
BACS	£50.40	£8.40	£42.00	Urbaser Ltd	Street Cleansing – November
BACS	£2,110.77	£351.81	£1,758.96	Landscape Services	Grounds Maintenance – April to December 2024
BACS	£170.00	Nil	£170.00	Bell & Jorrocks	Tent Team Lunch
BACS	£53.60	Nil	£53.60	Mrs E Nightingale	Clerk's Expenses - December

BACS	£257.69	Nil	£257.69	Mrs E Nightingale	Clerk's Salary – December (inc. backpay re: £0.62 p/h pay rise from 01.04.24)
BACS	£64.40	Nil	£64.40	HMRC	PAYE
DD	£11.99	£2.00	£9.99	Hugo Fox	Website Hosting fee
DD	tbc	tbc	tbc	Npower	Streetlighting Energy – November
Total	£2,780.85	£362.21	£2418.64		

There being no further business, the meeting was closed at 8:30pm.

Chairman's Signature: _____

Date: _____

ANNEX
DONATIONS 2024

Kent Air Ambulance	£250.00
Frittenden School	£200.00
Frittenden Pre-School	£200.00
Heart of Kent Hospice	£200.00
Hospice in the Weald	£200.00
Hawkhurst Community League of Friends - Cottage Hospital	£100.00
Victim Support	£50.00
Tunbridge Wells CAB	£50.00
Samaritans	£50.00
Relate	£50.00
Royal British Legion	£50.00
Snowfields Academy Farm	£50.00
Frittenden Parochial Church Council	£350.00
TOTAL	£1,800.00