



# ULCOMBE PARISH COUNCIL

## AGENDA

**Members are hereby summoned, and notice is given that the next meeting of the Parish Council will be held on Thursday 1<sup>st</sup> September at 7:15pm in Ulcombe Village Hall**

### **PRIOR TO THE START OF THE MEETING:**

*Representations from the general public will be taken for a period up to fifteen minutes before the opening of the formal meeting. Individuals may speak for up to three minutes at the discretion of the Chairman. The minute book will be closed.*

**To receive reports from (if present): Kent County Councillor Cllr Prendergast; Maidstone Borough Councillor Cllr Trzebinski; PCSO Boyd - Police and Crime Report .**

#### **1. Apologies, Declarations of Interest and Dispensations:**

- 1.1 Apologies for absence received and confirmed by the Council Members who cannot attend a meeting shall tender their apologies to the Parish Clerk prior to the meetings, under Section 85(1) of the Local Government Act 1972, the members present must decide whether the reason(s) for a member's absence shall be accepted.
- 1.2 **Declaration of Changes to the Register of Interests.**
- 1.3 **To receive Declarations of Interest in respect of matters contained in this agenda. In accordance with the provisions of the Localism Act 2011 in respect of members and in accordance with the provisions of the Local Government Act 1972 in respect of officers.**
- 1.4 **Requests for Dispensations.**
- 1.5 **Declarations of Lobbying.**
- 1.6 **Declarations of Intention to Record.**

#### **2. Consideration of items to be taken in private (Exclusion of Public and Press):** In accordance with Section 1(2) of the Public Bodies (Admission to meetings) Act 1960, the public and press be excluded from the meeting by the reason of its confidential nature.

#### **3. Minutes of the Parish Council Meeting:**

To resolve that the minutes of the Parish Council Meeting held on the 30<sup>th</sup> June 2022 to be taken as read and confirmed as a correct record and signed by the Chairman.

#### **4. Matters arising from the minutes (not included in other agenda items):**

#### **5. Finance:**

- 5.1 To note receipts of Income:
- 5.2 To authorise payments on the schedule (to be provided at the meeting):
- 5.3 Investment Policy/ Reserves Policy
- 5.4 Banking Update
- 5.5 SAAA 2022 Opt-out

#### **6. Highways:**

- 6.1 Highways Improvement Plan – Updates
- 6.2 To receive the parish portal report:
- 6.3 KCC Lorry Watch
- 6.4 To consider any other Highways matters
  - 6.4.1 School Bus Service Ulcombe Hill Road Closures - Update
  - 6.4.2 Road Closures
  - 6.4.3 Removal of KCC Subsidy for no 59 bus

#### **7. To receive reports from:**

- 7.1 Chairman Ulcombe Parish Council

Cllr Robinson

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7.2 Footpath Warden Report  
7.3 Ulcombe Community Resilience Group

R. Banham

**8. Planning:**

8.1 To consider the following applications:

- 8.1.1 22/503706/FULL 2 Hill Farm Cottages Lenham Road Ulcombe Kent ME17 1LT  
Demolition of shed and log store and the erection of a single storey garage.  
<https://pa.midkent.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=RFQ091TYGW700>
- 8.1.2 APP/U2235/W/22/3303871 Woodview, Lenham Road, Kingswood ME17 1LU
- 8.1.3 22/503974/FULL Little Jubilee Farm Stickfast Lane Ulcombe Maidstone Kent ME17 1HA  
Creation of connecting path from two existing parking bays to the converted Grain Store permitted under prior notification ref:18/505580/PNQCLA and creation of private amenity space around the converted building.  
<https://pa.midkent.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=RG10K3TYJOM00>
- 8.1.4 22/503815/SUB Barn At Roydon Farm Pye Corner Ulcombe Maidstone Kent ME17 1EG  
Submission of details pursuant to conditions 6 (details of materials) and 7 (hard and soft landscaping scheme) of application 22/500871/FULL.  
<https://pa.midkent.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=RG1QHPTYI7300>
- 8.1.5 22/502738/FULL Upper Little Boy Court Boy Court Lane Headcorn Ashford Kent TN27 9LA ( Submission of Amended Plans)  
Erection of a two storey side and rear extension with detached garage (Resubmission-21/504328/FULL).  
<https://pa.midkent.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=RCP1ZYTYLIL00>

8.2 To table planning applications dealt with since last meeting:

- 8.2.1 22/502950/FULL Charlotte Cottage The Street Ulcombe Maidstone Kent ME17 1DT  
Demolition of existing shed and erection of a first floor and single storey rear extension (Resubmission 22/500368/FULL).
- 8.2.2 22/502828/FULL Street Cottage The Street Ulcombe Kent ME17 1DU  
Erection of a single storey oak framed rear extension.

8.3 To table decisions by MBC Planning Authority:

- 8.3.1 22/502828/FULL Street Cottage The Street Ulcombe Kent ME17 1DU  
Application Permitted
- 8.3.2 22/502585/FULL The Oaklands Lenham Road Headcorn Kent TN27 9LE  
Demolition of existing day room and erection of replacement day room.  
Application Refused
- 8.3.3 22/502417/SUB Barn At Roydon Farm Pye Corner Ulcombe Maidstone Kent ME17 1EG  
Decision Split - Part Allowed/Part Refused
- 8.3.4 22/502396/FULL Hillcroft Ulcombe Hill Ulcombe Kent ME17 1DJ  
Creation of a sand school horse training area for private use.  
Application Permitted
- 8.3.5 22/502311/FULL Hillcroft Ulcombe Hill Ulcombe Kent ME17 1DJ  
Erection of a 3 bay garage with games room and storage above with access D  
Application Refused
- 8.3.6 22/502331/PNAA Hilltop Lenham Road Harrietsham Maidstone Kent ME17 1NA  
Prior notification for the enlargement of a dwellinghouse consisting of one

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additional storey with a maximum height of 7.59 metres. For its prior approval for: Impact on the amenity of any adjoining premises including overlooking, privacy and the loss of light - The external appearance of the dwellinghouse, including the design and architectural features of: the principal elevation of the dwellinghouse, and any side elevation of the dwellinghouse that fronts a highway - Air traffic and defence asset impacts of the development. Application Refused  
22/501393/LDCEX Land Rear Of The Oaks Lenham Road Kingswood Kent ME17 1LU  
Lawful Development Certificate (Existing) for erection of a barn for the storage of machinery and equipment used for the maintenance of the agricultural land and woodland. Application Refused

8.5 To receive feedback from the Pre-Application Working Group:

**9. Recreation Play Area/Car Park:**

- 9.1 To receive the Monthly Inspection Report from Maidstone Borough Council/ parish council and to consider any actions to be taken.
- 9.2 To receive an update and recommendations from the Recreation Committee
  - 9.2.1 Tree Survey report
  - 9.2.2 Parish Pump Update
  - 9.2.3 Village Maintenance
  - 9.2.4 Bike Rack for recreation ground
  - 9.2.5 Provision of a skip for the clearance of the Pavilion
  - 9.2.6 Defibrillator Maintenance and Training
  - 9.2.7 CCTV
  - 9.2.7 To receive any other recommendations
- 9.3 To consider matters pertaining to the Village Hall

**10. Policy Review:**

- 10.1 Standing Orders
- 10.2 Financial Regulations
- 10.3 Grants Policy

**11. Correspondence:**

- 11.1.1 To Table Items of Late Correspondence:
- 11.1.2 To Table items circulated:
- 11.1.3 Roundtable discussion with Helen and Maidstone Parish Councils in Faversham and Mid Kent
- 11.1.2 Kent's Plan Bee July 2022 Newsletter
- 11.1.3 Parish Online Newsletter
- 11.1.4 KCC BUDGET CONSULTATION 2023-2024
- 11.1.5 THE GREAT BIG GREEN WEEK - 24TH SEPTEMBER - 2ND OCTOBER 2022
- 11.1.6 Planning Training MBC 2022/23

**12. Local Government Boundary Commission Consultation**

Consideration of items to be taken in private (Exclusion of Public and Press): In accordance with Section 1(2) of the Public Bodies (Admission to meetings) Act 1960, the public and press be excluded from the meeting by the reason of its confidential nature.

Enforcement Matters

*Irene Bowie*

Clerk to Ulcombe Parish Council  
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25<sup>th</sup> August 2022

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