

The Minutes of the Meeting of Stockbury Parish Council  
held in Stockbury Village Hall on the 17<sup>th</sup> of April 2024 at 7:30PM.

Councillors present: Azad  
Cathcart  
Moody  
Southern  
Sumner  
Woods

Also, present: Parish Clerk, MBC Cllr Garten, and Members of public.

The meeting was chaired by Parish Cllr Southern.

1. **Apologies.**

Apologies were received and accepted from Parish Councillor Tomsett, and KCC Councillor Prendergast.

Cllr Southern spoke regarding the Parish Council elections and stated that this would be the last Parish Council meeting with its current members. She spoke about Parish Councillors that were not standing for re-election, Cllr Woods, past Chairman, who had served as a councillor for many years, and Cllr Tomsett also a past chairman who had served almost 18 years on the council. She thanked them both for their work and dedication to the parish over the years.

She also stated that Cllr Garten was not standing for re-election on MBC, and she thanked him for this support and work for Stockbury.

She thanked all re-elected councillors for their continued support for the Parish Council.

2. **Declaration of Interest.**

No interests were declared.

3. **Minutes of the previous Meeting.**

The Minutes of the previous meeting were circulated to all present.

These were proposed by Cllr Woods as a true record, these were seconded by Cllr Cathcart and agreed by all present.

The Minutes were then signed and dated by the Chairman of the meeting.

4. **Matters Arising.**

No matters arising.

5. **Notice of reports from external meetings.**

No matters were reported.

6. **Public Comments and Observations.**

No matters were reported.

7. **Highways Matters.**

a. General Highway Matters.

Members discussed the poor condition of the road and the potholes, and the need to keep reporting these to KCC.

CLlr Southern reported that a lot of the potholes were a direct result of the diversion traffic for J5 and it was agreed that this would be raised at the next meeting with National Highways. She stated that they had indicated that they would fund the pothole repairs, but they were now backtracking.

It was agreed that the PC would ask KCC officer Rob Sparrow to review the road markings within the parish as these were now looking worn.

b. Highways Improvement Plan.

CLlr Moody stated that the HIP was currently work in progress.

c. M2 Junction 5 Improvements.

CLlr Moody reported that additional signage was now in place at Oad Street, and this had now stopped the issue with traffic travelling up on Street in error and having to do u-turns.

He reported that there had been two serious accidents on Pett Lane recently, and an incident where an HGV had to reverse 800 metres in Pett Lane. He stated that he would liaises with National Highways regarding additional signage.

8. Planning Matters:

a. Applications Received

24/501197/FULL - Land at Pett Farm Pett Road Stockbury Sittingbourne

Retrospective application for the change of use of land for the exercising of dogs, construction of a parking area, erection of a small field shelter and the placing of dog exercise apparatus on the land.

Members discussed this application and agreed to object to this on the grounds of unsustainably, a single-track road, the increase in traffic. Already long-established businesses were already close by, and this would add to the traffic issues. Unsafe for horse riders. Lanes with limited passing spaces, poor sight lines, over development in the rural area.

**Action: Submit objection letter to MBC.**

b. Application Decisions by MBC

24/500564/PNR

Parsonage Farm South Street Road Stockbury Sittingbourne Kent ME9 7UJ

Prior notification for the change of use of agricultural building to a flexible use falling within Class B8 (storage and distribution). For its prior approval to: Transport and Highways impacts of the development - Noise impacts of the development - Contamination risks on the site - Flooding risks on the site.

Prior Approval Granted

24/500412/FULL

Beaux Aires Kennels and Cattery Beaux Aires House Bimbury Lane Stockbury Sittingbourne Kent

Erection of a new kennel building and a workshop building, with associated landscaping works.

Application Permitted

24/500368/FULL

Windyridge Hill Green Road Stockbury Sittingbourne Kent ME9 7UN

Change of Use of agricultural land for stationing of one static caravan for use as a holiday home.

Application Permitted

24/500269/FULL

Merriefields Hill Green Road Stockbury Kent ME9 7UN

Demolition of existing conservatory and garage. Erection of a single storey extension to the east and west elevation, with basement beneath. Installation of chimney to south elevation, dormer to north elevation including changes to fenestration. Installation of a below ground swimming pool to the rear of the property.

Application Permitted

24/500245/FULL

Merriefields Hill Green Road Stockbury Kent ME9 7UN

Demolition of existing double garage and store and erection of new detached three bay garage together with widening of existing accesses and erection of 2 new gates.

Application Permitted

24/500075/SUB

Pelistry Hill Green Road Stockbury Kent ME9 7UP

Submission of details to discharge condition 4 - Site Development Scheme, Subject to

23/504296/FULL

Application Permitted

c. Appeals

No matters to report.

d. Other Planning Matters

Adoption of the Maidstone Borough Local Plan Review

The Maidstone Borough Local Plan Review and associated Policies Map were adopted by the Council at its meeting on 20th March 2024. The Local Plan Review provides a comprehensive planning framework for the borough for the period 2021 to 2038.

The Maidstone Borough Local Plan Review replaces the Maidstone Borough Local Plan (2017), however, some of the adopted Local Plan 2017 policies are still relevant and have been retained. With the adoption of the Local Plan Review, the Development Plan for the Borough now comprises.

- Maidstone Borough Local Plan Review 2021-2038 (2024)
- Kent Minerals and Waste Local Plan 2013-30 as amended by Early Partial Review (2020)
- Kent Mineral Sites Plan (2020)
- North Loose Neighbourhood Plan 2015-2031 (2016)
- Loose Neighbourhood Plan 2018-2031 (2019)
- Marden Neighbourhood Plan 2017-2031 (2020)
- Staplehurst Neighbourhood Plan 2016-2031 (2020)
- Lenham Neighbourhood Plan 2017-2031 (2021)
- Boughton Monchelsea Neighbourhood Plan 2021-2031 (2021)
- Otham Neighbourhood Plan 2020-2035 (2021)

Planning legislation requires that decisions on planning applications should be made in accordance with the Development Plan unless there are other, relevant planning reasons that mean an alternative decision should be made.

You can view the adopted Local Plan Review, Policies Map, Adoption Statement, Final Sustainability Appraisal (incorporating Strategic Environmental Assessment) and Sustainability Appraisal Adoption

Statement on the Council's website here; <https://localplan.maidstone.gov.uk/home/local-plan-review>.

**9. Financial Matters:**

a. Statement of Accounts & Cheques for signature.

To consider the Financial Statement circulated with meeting papers.

The financial statement was proposed by Cllr Woods and seconded Cllr Moody and agreed by all present.

D-Day Celebrations, 6<sup>th</sup> June 2024

Cllr Southern spoke regarding the D-Day Celebrations planned for Stockbury and she asked members if they would agree a budget of £500 for this event.

This were proposed by Cllr Southern, seconded by Cllr Moody and agreed by all present.

***Action: £500 budget approved for D-Day celebration event.***

b. 2023/2024 Account and AGAR.

To consider the 2023/2024 Annual Accounts and AGAR.

The Clerk stated that the accounts were with the internal auditor and would be presented to the alc when this had been finalised.

**10. External Reports:**

a. Parish Councillors.

No matters were reported.

b. KCC Councillor.

KCC Councillor Prendergast gave her apologies to the meeting.

c. MBC Councillor.

MBC Councillor Garten gave his report to the meeting.

He reported on the adoption of the Local Plan by Maidstone Borough Council and the changes to planning policies.

He spoke regarding the issues with the in collections by MBC under the new refuse collection contract.

He stated that a meeting had been arranged to discuss the contract with MBC, Swale and Ashford as it was a Mid Kent contract to try to resolve the issues.

He said that there was a three-month bedding in period for the contract before penalties would be applied.

Members discuss the issues and how this was affecting Stockbury. Cllr Garten stated that he would arrange for a street cleansing team to check the roads in Stockbury when the issues had been resolved.

**11. Correspondence Report.**

The correspondence report was noted by members.

**Proposed diversion of Public Bridleways KH99, KH89 and KH98 at Stockbury and Thurnham**

Highways Act 1980 – Section 119

Kent County Council

Proposed diversion of Public Bridleways KH99, KH89 and KH98 at Stockbury and Thurnham

The County Council is considering a proposal to divert part of Public Bridleways KH99, KH89 and KH98. The existing lengths of bridleways are shown on the accompanying plan by solid black lines. The proposed alternative routes are shown by dashed lines with vertical lines in the gaps between points A-C, E-F and G-H. All new routes are proposed to have a width of 3.0 metres. A plan showing how the network would look should the routes be diverted is also attached, as well as an extract from the Definitive Map of Public Rights of Way (Working Copy).

Bridleways KH99 and KH89 are proposed to be diverted to provide an improved circular route for equestrians and other users.

Bridleway KH98 is proposed to be diverted to allow for the access road to be gated for security reasons whilst still allowing public equestrian and pedestrian access.

I recommend that you visit the site to view the proposed routes (where possible) and consider the benefits to the landowner and the public, and the affect it may have on enjoyment and convenience.

Members discussed this proposed diversion and raised concerns that the new route would run parallel with the busy A249, and it was not for the benefit of the public, it was for the landowner. They therefore agreed to object to this proposed diversion.

They noted that Thurnham PC had also objected to the proposed diversion and agreed to support the objections they had submitted.

***Action: Clerk to submit objections to proposed diversion.***

**12. Stockbury Bus**

Cllr Moody updated members on the progress of the Stockbury Bus.

He spoke regarding the phone account for the bus and stated that there was an issue as this had been paid for by Tomsetts for the past 6 years and therefore he sought authority to reimburse them the £700. This was agreed.

Cllr Moody reported that trips were being considered for the summer to try to increase the usage of the bus.

**13. Stockbury Orchard.**

It was reported that the grant application for the hedging and fencing for the Orchard had now been paid by KCC.

Cllr Southern reported that the sheep were now in the Orchard.

**14. Stockbury Observer.**

Cllr Moody gave an update on the Stockbury Observer.

**15. Annual Meeting of the Parish.**

Members agreed that the annual meeting of the parish would take place ahead of the next Parish Council meeting at 7pm on the 15th of May 2024.

It was agreed that this would be advertised in the Stockbury Observer.

**16. Any Other Business:**

a. Raised by Public.

No matters were raised.

b. Raised by Parish Councillors.

Cllr Azad spoke regarding the Parish Council Facebook page and offered to assist with this if necessary. Cllr Moody stated that this was not a formal Facebook page for the Parish Council, and this would be something that needed to be discussed by the new elected Parish Council at a future meeting.

Cllr Southern reported that she had been approached by the Pub to seek permission to have three picnic benches placed on the Village Green during the summer months, and she asked for the Parish Council's view on this.

This was discussed and it was agreed that whilst the Parish Council was happy to consider the request for special events it could not give permission for these to be there on a day-to-day basis due to insurance and other safety risks.

**17. Date of next Meeting.**

15<sup>th</sup> May 2024.

There being no further business to discuss, the meeting was closed to the press and public at 9.20pm.

Signed: \_\_\_\_\_

Dated: \_\_\_\_\_