

Lower Hardres & Nackington Parish Council

The next Parish Council Meeting will be held on Wednesday 1st October 2025 at 5pm in the Committee Room at the Baker White Memorial Hall.

A G E N D A

1. **Apologies for absence.**
2. **Declarations of interest.**
3. **To Approve the Minutes of the meeting held on the 3rd September 2025 and Matters Arising.**
4. **Finance Matters.**
5. **Local Government Reorganisation.**
6. **Planning Matters.**

To consider the following planning applications:

- (i) CA/25/01690 - Single storey detached garage following demolition of existing garage. Beech Hedge, Hardres Court Road, Lower Hardres, CT4 5NU.
 - (ii) CA/25/01611 TPO 8/1991 - G1 group of Yew trees cut overhang on driveway back by 2m, T2 Yew tree cut back from the house by 3-4m and reduce remaining canopy by 2-3m, T3 Sycamore remove lower branch and re-pollard at previous pollard cuts and G4 two Sycamore sever Ivy and raise canopy. Chequers 2 Nackington Park Nackington Road, Lower Hardres, CT4 7AX
7. **Planning Decisions.**
 - (i) CA/24/02017|Details submitted pursuant to conditions 5 (insulation) and 6 (windows and doors) of planning permission CA/23/02221/LBC|. The Farmhouse 4 Stuppington Court Farm, Merton Lane, Lower Hardres, CT4 7BP - **Approved**
 - (ii) CA/25/01464 - T1) Oak Tree a on the edge of the driveway, reduce canopy by 30%, or up to 8m and reshape the crown. Street End Place, Hardres Court Road, Lower Hardres, CT4 5NP - **No objection**
 - (iii) CA/25/01461 - Spruce tree, remove 2 lower limbs to balance the tree located in the front garden. Street End Place, Hardres Court Road, Lower Hardres, CT4 5NP - **No objection**

- (iv) CA/25/01462 - Beech and Lime trees on the entrance that overhang both power and BT cabling, reduce the canopy on and above the lines on the grounds of safety and good practice. Street End Place, Hardres Court Road, Lower Hardres, CT4 5NP - **No objection**
- (v) CA/25/01339 - Variation of condition 2 (drawings) of listed building consent CA/24/01152 for the application for Listed Building Consent for addition of 5 windows in roundel and internal staircase together with internal alterations to Oast; to allow change in position of the staircase, alterations to fenestration, addition of insulation and associated works. Little Catts Farm, Catt's Wood Road, Lower Hardres, CT4 5PH - **Granted**

8. Future Projects

To consider the next steps:-

- (i) Improvements to signage identifying the village and parish.
Cllr Grundy report on discussions with Kent Highways and present designs for consideration.
- (ii) Siting large planters on Faussett Hill and "fences" at the southern end of the village to emphasise to drivers that they are entering a village.
To choose our preferred planter design.

9. Highways issues and PROW.

Discuss and agree the latest HIP proposals and submission.

10. Speedwatch Group.

11. Rural crime.

12. Correspondence, Letters, and other Matters of an urgent nature.

13. To Confirm the date of the next meeting.

To confirm the next meeting as Wednesday 5th November 2025 at 5pm.

J Grundy - Chair of the Parish Council