

LOWER HARDRES AND NACKINGTON PARISH COUNCIL

Minutes of the Parish Council Meeting held on Wednesday 11th March 2026

In attendance were Cllrs Jane Grundy, Mike Taylor, Adrian Beaumont, Jo Fox, the Parish Clerk and one member of the public.

1. Apologies for Absence

Apologies were received from Cllr Reynolds.

2. Declarations of Interest

Cllr Grundy declared an interest in 4(i) and the clerk declared an interest in 4(ii).

3. Minutes of the meeting held on the 4th February 2026 and Matters Arising.

The Minutes of the meeting held on the 4th February 2026 were approved and signed by the Chairperson as a true and correct record.

4. Finance Matters

- (i) Cllr Grundy informed the council that she had paid the KIKK website maintenance invoice of £112.50 from her personal account. Cllr Grundy was duly presented with a cheque as reimbursement.
- (ii) Cllr Grundy presented a cheque to the clerk in the sum of £1,518.40. This was for back payment of 4 months salary. The clerk was informed by Cllr Grundy that no deductions had been made and that the payroll accounting company, McCabe Ford Williams, had been contacted but they had not yet set up the clerk's payroll. Cllr Grundy was asked if all payments to HMRC were up to date in this regard and the council was advised that the payroll company would be dealing with this.
- (iii) Cllr Grundy advised that there was no progress with the online banking arrangements.
- (iv) The clerk asked the council if the scheduled village hall defibrillator maintenance and pad replacement had been carried out. Upon investigation, it was noted that this had not been carried out. Cllr Grundy informed the council that the maintenance would be carried out on the 8th April and that she would confirm this.

5. Communications

- (i) Several councillors have kindly produced articles for the bumper Village News issue. With the tight deadline for the Easter print run, it was decided that the first bumper issue would be postponed until there was a clearer understanding of the printing and distribution requirements.
Cllr Grundy explained that the Village News welcomed the larger issue but would like assistance with the increased number of deliveries. All councillors present, together with the clerk, expressed their willingness to help with this.
- (ii) Cllr Grundy advised the council that she had sent Cllr Reynolds suitable dates for holding the defibrillator training at the village hall. Cllr Fox said that she would liaise with Cllr Reynolds in respect of these dates and the training advertising.

(iii) The website wording and other content will be reviewed in the new financial year.

6. Planning Matters

The following planning applications were considered:

- (i) **CA/26/00244** - Fell 1 No Cherry tree. Street End Place, Hardres Court Road, Lower Hardres, Kent. CT4 5NP. **Supported by the parish council.**
- (ii) **CA/26/00245** - Crown reduction on row of Ash trees and single Cherry tree on Street End Farm Lane. Street End Place, Hardres Court Road, Lower Hardres, Kent. CT4 5NP. **Supported by the parish council.**
- (iii) **CA/26/00243** - Mixture of Conifer, Ash, Beech, Cherry, Pine and Lime trees located to the front of the property - 10% crown lift. Street End Place, Hardres Court Road, Lower Hardres, Kent. CT4 5NP. **Supported by the parish council.**
- (iv) **CA/25/00296** - T1-Lime tree, pollard back to previous points - approx a 1.5 metre reduction from 15 metres to 13.5 metres. Located along driveway area of site. The Coach House, Sextries Farm, Church Lane, Nackington. CT4 7AF. **Supported by the parish council.**

On another planning matter, the subject of building 'change of use' was discussed. Where appropriate, and planning permission has not been sought, the clerk is to write to Canterbury City Council in this regard.

7. Planning Decisions

The following seven planning decisions were discussed and noted:

- (i) **CA/25/02121** - Replacement of roof covering from sheeting to slate roof to carport. Court Lodge, Church Lane, Nackington, Kent. CT4 7AE – **Granted**
- (ii) **CA/25/02252** - Details submitted pursuant to condition 4 (windows and doors) of planning permission CA/25/1225/FUL. 2 Highfield Cottages, Hardres Court Road, Lower Hardres, Kent, CT4 5NP – **Approved**
- (iii) **CA/25/02288** - Application for lawful development certificate for proposed single-storey rear extension. 2 Highfield Cottages, Hardres Court Road, Lower Hardres, Kent, CT4 5NP – **Decision, Would be lawful**
- (iv) **CA/25/02354** - Single-storey rear and side extension following demolition of existing conservatory. 1 Butts Cottages, Hardres Court Road, Lower Hardres, Kent. CT4 5NZ – **Refused**
- (v) **CA/25/02355** - Single-storey front extension, removal of bay window to front elevation with replacement timber window together with enlargement of kitchen window to side elevation. Mount Pleasant, Hardres Court Road, Lower Hardres, Kent. CT4 5NR – **Granted**
- (vi) **CA/25/02356** - Application for Listed Building Consent for external and internal alterations including single-storey front extension, removal of bay window to front elevation with replacement of timber window together with enlargement of kitchen window to side elevation. Mount Pleasant, Hardres Court Road, Lower Hardres, Kent. CT4 5NR – **Granted**

(vii) **CA/26/00046** - Fell 2 trees in rear garden. 2 Highfield Cottages, Hardres Court Road, Lower Hardres. Kent CT4 5NP – **No Objection**

8. Highways issues and PROW

Councillor Taylor gave an update on the online Teams meeting with KCC Highways held on Monday, 16th February. Councillors Taylor and Fox, the clerk and Councillor Mike Sole, Kent County Councillor for Canterbury South were in attendance to discuss the Lower Hardres and Nackington 2025 Parish Highways Improvement Plan. Jennie Watson (Community Engagement Team Leader) and Briony Chaplin (Community Engagement Officer) attended on behalf of Kent County Council Highways.

Generally, the meeting was relatively productive. It was noted that KCC representatives visited the Nackington road area the very next day to assess the possibility of a new road crossing in the vicinity of the Simon Langton Boys School. This particular issue is with KCC Highways for their consideration.

During the meeting, KCC Highways were quite positive re the 'Gateway' entrance signs on the B2068 at either end of the village. Subsequently, Cllrs Taylor and Fox walked Faussett Hill and towards Nackington road to determine the most appropriate locations. KCC proposed that as village name signs already exist, the new Gateway signs could have '*Please drive carefully through our village*' on them. It is hoped that these signs will encourage drivers to drive more cautiously through the village.

Cllr Taylor emailed KCC with detailed information, including photographs, indicating the Parish Council's preferred signage locations. This is now with KCC Highways for their consideration/action.

Whilst walking the route, Cllrs Taylor and Fox noted that a brown tourist sign had been damaged, debris was accumulating and that in certain areas, the Speed Triggered Interactive Warning Signs' visibility was impaired. This was reported to Briony Chaplin who advised the parish to log these on the KCC Highways online system. The clerk is to progress this.

With regards to reducing the speed limits in a number of locations, KCC are considering this together with other parties including the Kent police constabulary. KCC took on board the concerns of the parish council, and we await their findings in due course.

Cllr Taylor has kindly volunteered to write an article for the 'bumper' issue of the Village News on the present HIP submission and subsequent developments.

With regards to the ongoing seriousness of the pothole situation, Cllr Fox will put an email link to the KCC Highways pothole reporting site in the bumper issue of Village News.

9. Kent and Medway Local Government Reorganisation

No comments at this stage – a watching brief for now.

9. Rural Crime

There have been reports of nuisance motorcycle riding on the village pavements on Faussett Hill and Bridge Road. There have also been several reports of motorcycle riding over the fields around the village.

These practices are cause for concern and potentially very dangerous for pedestrians, walkers and animals. The council advises anyone witnessing such incidents should contact the local police authorities as a matter of urgency.

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

Nothing to report.

11. Any other business

The clerk raised the Annual Parish meeting date. It was considered practical to convene the meeting in May this year. Cllr Grundy is to request reports from the necessary organisations and groups.

Cllr Grundy is to confirm if the village hall is available for the evening of Wednesday 6th May.

12. Next meeting of the Parish Council

The next meeting was confirmed as Wednesday, 1st April 2026 at 5pm.

The Meeting closed at 6.25pm.

Signed _____

Date _____