

East Peckham Parish Council

Minutes of a meeting of the Full Council Meeting, held on Wednesday 18th February at 7pm in the Parish Meeting Room, Jubilee Hall, Pippin Road, East Peckham TN12 5BT.

EPPC Minutes

1. Attendees, Apologies for absence

Attendees: Councillors M Williams, D Seal, T Eastwood, M Joannes, T Hendry-Lewis, S North, J Scorey, D Fairless, Parish Clerk,

Apologies: Hilary Wright, Alex Courtney-Jones, Matt Boughton, Sarah Hudson

2. Signing of Minutes of previous meeting; Wednesday 21st January 2026

Proposed: D Seal, Seconded: M Joannes, All in favour

3. Declarations of interest or lobbying

D Seal and M Joannes declared an interest in item 11.3 - Grants

4. To receive an update on items discussed and resolved at previous meetings

Nothing to report

5. Elections and Vacancies: There are currently no vacancies

6. Reports from Police & Community Warden

PC Holdings – report received (see appendix 1)

Community Warden – no report received due to leave

7. County Councillors, Borough Councillors, Residents,

7.1 Reports from County Councillors, Borough Councillors

M Boughton: TMBC will be voting for Option 3. Noted that if the final LGR option involves a change to the boundary, then would need to restart the Neighbourhood Plan. Allen's Oast will be discussed at Area 2 Planning Committee, but no representation allowed as is to discuss a costings report as part of the refusal of the application. Hale street / Church Lane Speeding Consultation closes next week.

7.2 To receive correspondence from residents.

Resident emailed in to highlight an accident at Little Mill between a driver pulling out of the Man of Kent and another coming over the bridge.

Resident reported a water leak along Bush Road, despite the road being recently closed for works to same area. Clerk has reported the issue to Kent Highways.

7.3 To listen to residents.

None present

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8. Chairman / Clerk's Report

Chair: Met with Hallam Land regarding a potential development along Bush Road / Church Lane. Their current plan was part of their response to the Regulation 18 response, yet to meet with TMBC or produce any planning applications. Attended the KALC Parish Partnership Panel meeting with D. Seal – had a presentation by TMBC regarding the Local Government Reorganisation, main focus was on Proposal Option 3.

Hosted a meeting with the Chairs of the other local Parishes within the borough, regarding a uniformed approach to raise the issues regarding the housing targets and lack of infrastructure, with the government. 27 Parishes, 14 were represented, with a further 5 unable to attend but keen to stay informed. Group to continue to work together to create a letter for individuals and Parishes to send to the Government.

Clerk: 2024/2025 AGAR has finally been received from the External Auditor and is unqualified, (clean) notices will be posted on the website and noticeboard. Will be attending an online drop-in session regarding S106 Funding tomorrow, will disseminate any information received.

9. Groups & Organisations:

To receive reports from the Chairman of Committees, Sub-Committees and Working Groups that have met since the last Full Council Meeting

T Eastwood: Assets – met with a contractor to review the planned area for the perimeter path and discuss requirements. Contractor will provide a specification and estimate of their costing, to then be used to gain quotes for sub-base etc. Has also reviewed options for an automatic lock on the village centre public toilets; version used at the Jubilee Hall.

10. Reports from members who attended any meeting on behalf of EPPC not included elsewhere on the agenda:

D Seal: has attended Men's Shed meetings as the initiative launches, has started discussions with other local businesses to see if they have any areas that could be used as a permanent base. Requested any suggestions that others might have as potential long-term bases.

History Trust: has been running for 3 years, had an agreement to use the space for 5 years for free. Recent use of the hall has been interrupted by other paying users, would like to clarify the situation; the History Trust will consider paying for a regular hire slot going forward if needed.

11. Finance

11.1 To note the approval of bank reconciliations up to 31/01/2026

It was noted that the Chairman had approved the bank reconciliation as at 31.01.2026

11.2 To review and approve the schedule of upcoming payments

Veolia	£240.08
HMRC	£1090.92
Salaries (Mar)	£5052.94
Nest	£302.52 (approx.)
Business Stream	£83.23 (waste water for PC's)
Castle Water	£170.20
Engie (Gas)	£732.43
Engie (Electric)	£175.07
SSE Energy (Streetlights)	£721.34

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Tony Clark (Pitches)	£240 & £360
PC Matters	£111.03

It was resolved to approve the payment schedule.

Proposed: J Scorey, seconded: S North, all in favour

11.3 To consider any requests for grants and donations

1 grant application received, a request for £400 for the Food Fridge, to help with the purchase of an additional Larder Freezer to support the growth in customer numbers.

T. Eastwood proposed using the ringfenced monies held on behalf of The (East Peckham) Club. Seconded by J Scorey, all in favour. The 2 councillors who previously declared an interest did not vote.

11.4 To consider and resolve any quotes received

Quote received to carry out a Condition Survey and 5 Year Maintenance Plan for the Jubilee Hall from Metcalfe Briggs Surveyors for £795. It was resolved to accept.

Proposed: M Williams, seconded T Eastwood, all in favour

Quote for tree and build up removal along the west fenceline of the playing fields from Mark Edwards, for £460. It was resolved to accept.

Proposed: M Joannes, T Eastwood, all in favour

- 12. 2026 Annual Parish Meeting:** To resolve the date and discuss potential ideas for the event. Council discussed potential options for speakers, Clerk to follow up. Provisional date Saturday 9th May. Further discussion to be held at the March meeting, with time to be confirmed.
Proposed: M Williams, seconded: D Seal, all in favour

- 13. Local Government Reorganisation:** Council to discuss the proposals put forward and resolve how they wish to respond to the consultation:
www.gov.uk/government/consultations/local-government-reorganisation-in-kent-and-medway
Following discussion on the proposed options, Council deferred decision to next month to allow for further consideration.
Proposed: M Williams, seconded: D Seal, all in favour

- 14. Speed Limit Consultation for Hale Street and Church Lane:** Council to discuss and resolve how they wish to respond to the consultation.
After discussion, Council resolved to respond that they felt it should 30mph throughout the prescribed area.
Proposed: M. Williams, seconded: D. Seal, all in favour

- 15. "Prohibition on horses / associated vehicles" TRO on the A228 between the Badsell Road and Hale Street / Boyle Way roundabouts:** Council to discuss and resolve whether they wish to support the proposal.
After consideration, Council resolved to support the proposal.
Proposed: T Hendry-Lewis, seconded: T Eastwood, all in favour

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16. Planning Applications: To be considered by Council:

Ref: TM/26/00043/CNT **Proposal:** (Consultation by Maidstone Borough Council) Listed Building Consent for the replacement of roof felt, batons and tiles (using as much of the old tiles as possible) like for like. Replacement of MDF rear door with an Oak Barn Style door (works completed) (Maidstone BC reference 25/504771/LBC)

Location: 1 Bell Cottages Maidstone Road Paddock Wood Kent TN12 6QF

After consideration, Council resolved that they had no objections.

Proposed: D. Seal, M. Williams, all in favour

Chairman posed a motion to go into closed session. Seconded, M Joannes, all in favour

17. Recent online activity relating to the Council

Recent online activity was discussed and ways in which Council may respond.

It was resolved for the Clerk to take initial action of reporting such posts directly to Meta. Going forward the Office is to look at relevant policies for online

Proposed: M. Williams, seconded: T Eastwood, all in favour

18. Matters for future discussion.

History Trust Hall Hire

Annual Parish Meeting

Policies

19. Date of next meeting: Wednesday 18th March 2026

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Appendix 1

Report from PC Holding

Hello all, here is the report for East Peckham from 17/01/26 – 14/02/26:

There have been 41 calls to the area in this time

We have had two calls regarding potential XL Bully's being walked whilst unmuzzled. It does not appear that the two calls are connected or regarding the same person – if there is any further information please contact us.

We have received one call regarding potential door to door salesmen scams. These scams often come in the form of tradesmen stating that work is required on your property and offering to do it for cheap, however upon starting the work they find more and more issues for which they quote unreasonably high rates. Please be mindful of scams like these and report any incidents to police.

A large majority of these calls are traffic related, including minor collisions, broken down vehicles etc.

The remaining calls are regarding issues I do not feel will have an impact on the wider community.

My apologies for not being able to be present for this evening – if anyone would like to speak with me regarding any local issues please feel free to contact me via 14473@kent.police.uk