

# DARENTH PARISH COUNCIL

## *SUMMONS & AGENDA*

To All Members of The Council:

Councillor I Armitt  
Councillor T Hicks  
Councillor K Holmes  
Councillor S Holmes (Vice Chairman)  
Councillor G Manuel  
Councillor T Prentice  
Councillor D Risely  
Councillor N Weavis (Chairman)  
Councillor K Webb

You are summoned to attend the

**Meeting of the Parish Council** to be held on:

Wednesday 18 March 2026, 7:00pm

Jubilee Hall, Waller Park Pavilion,  
Wood Lane, Darenth DA2 7LR

*Ellen E Mote*

Ellen E Mote  
Parish Clerk & Responsible Finance Officer

Dated: 11 March 2026



***Should Members have any enquiries regarding the content of the agenda or draft minutes please inform the clerk 24 hours in advance of the meeting***

# AGENDA

## MEETING OF DARENTH PARISH COUNCIL Wednesday 18 March 2026, 7:00pm

Jubilee Hall, Waller Park Pavilion, Wood Lane, Darenth DA2 7LR

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*The Chairman will remind the Meeting of the protocol regarding the audio and visual recording of any part of the proceedings. Anyone wishing to film events is asked to declare an intention prior to commencement of the meeting.*

### **122/03/26: TO RECEIVE APOLOGIES FOR ABSENCE**

### **123/03/26: TO RECEIVE DECLARATIONS OF DISCLOSABLE PECUNIARY OR PREJUDICIAL INTEREST**

### **124/03/26: TO APPROVE THE MINUTES OF THE COUNCIL MEETING HELD ON WEDNESDAY 18 FEBRUARY 2026**

**RECOMMENDATION:** That the Minutes of the Council Meeting held on Wednesday 18 February 2026 be approved and adopted as a true record.

### **125/03/26: ITEMS FOR CONSIDERATION**

The Chairman will confirm any items for consideration and indicate their position on the agenda.

### **126/03/26: TO RECEIVE REPORTS FROM EXTERNAL AUTHORITIES AND WORKING GROUPS**

- (a) **Dartford Borough Council Report**
- (b) **Kent County Council Community Warden Report**
- (c) **Greenlands School Parking - Working Group Report**

### **127/03/26: FINANCE**

- (a) **To note Community Infrastructure Levy spend and balance for 2025-26**

	<b>INCOME</b>	<b>EXPENDITURE</b>	<b>TOTALS</b>	
			<b>BALANCE</b>	<b>TOTAL</b>
<b>Balance b/f:</b>			£0.00	
CIL received	£644.17		£644.17	£644.17
4 x Litter bins		£474.24	£169.93	£169.93
Waller Park path		£169.93	£0.00	£0.00
			<b>c/f:</b>	£0.00

- (a) **To note National Minimum Wage increase to £12.71 from 1 April 2026**

**RECOMMENDATION:** That Members note the increase to £12.71 for the 2026/27 National Minimum Wage, together the resulting effect on staff salaries.

- (b) **To agree Monthly Bank Analysis as at 28 February 2026**
- (c) **To note Monthly Budget Analysis as at 28 February 2026**
- (d) **To note interest rate change to Cambridge & Counties**

Members are asked to note that the interest rate on the 60-day business notice account is going down as per schedule below:

Account Name	Current interest rate	New interest rate	Date effective
60-day business notice account - Issue 1-4	3.00% Gross/AER* (monthly 2.960%) variable	2.75% Gross/AER* (monthly 2.716%) variable	10/04/2026

**RECOMMENDATION:** To agree and note financial records and information as presented.

**128/03/26: TO NOTE PARISH REQUEST TO INSTALL LITTER BIN ON KENT COUNTY COUNCIL HIGHWAY**

Councillor Webb requested a new litter bin, purchase by the Parish Council, be located at the Bottom of Hill Rise, adjacent to the post box. As this would be sited on Kent County Council (KCC) land, the Clerk initiated enquiries for installation.

Following advice from our Kent County Councillor, Michael Brown, the Clerk has submitted a request to KCC to consider our application prior to the required Section 115E licence being issued.

**RECOMMENDATION:** To note enquiry submission to Kent County Council to install a litter bin at Hill Rise.

**129/03/26: TO RECORD NOTICE OF MAKING TWO DIRECTIONS UNDER ARTICLE 4(1)**

Members are requested to formally note the following directive from the Head of Planning at Dartford Borough Council:

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED) TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT) (ENGLAND) ORDER 2015 (AS AMENDED)

Schedule 3, Paragraphs 1 and 2

I write to inform you as potential landowners in the areas covered, Dartford Borough Council has confirmed Article 4(1) directions addressing proposed changes of use to small HMOs (Houses in Multiple Occupation).

These relate to the removal of the permitted development right for the material change of use from a use falling within Class C3 (dwellinghouse) of the Schedule to the Town and Country Planning (Use Classes) Order 1987 (as amended) to a use falling within Class C4 (Houses in Multiple Occupation) of the said Order and not being development comprised within any other Class.

1. An immediate Article 4(1) direction which came into effect on **Tuesday 9th December 2025** (Reference: [25/01366/ARTIMM](#)) has been confirmed in accordance with Schedule 3 of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended). This direction covers parts of the **Borough of Dartford north of the A2 highway**.
1. Dartford Borough Council has confirmed a **non-immediate Article 4(1) direction coming into force on 10th December 2026** (Reference: [25/01367/ARTNON](#)) in accordance with Schedule 3 of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended). This direction would cover the **Borough of Dartford south of the A2 highway**.

**RECOMMENDATION:** That member note the details from the Local Planning Authority of the Notice of Making Two Directions Under Article 4(1).

**130/03/26: TO NOTE ARRANGEMENTS FOR CONTAINERS AT WALLER PARK**

Members are asked to note arrangements and rental agreement for two containers at Waller Park.

**RECOMMENDATION:** Members are asked to note and approve rental arrangements for two containers at Waller Park.

**131/03/26: TO RECEIVE UPDATE REGARDING BRIDLEWAYS WITHIN THE PARISH**

Members should review pothole reports on Parish bridleways close to Greenlands School and Dene Yard, Green Street Green Road, and respond accordingly.

**132/03/26: TO CONSIDER AND AGREE FOOTBALL HIRE AGREEMENTS IN RESPECT OF THE 2026/27 SEASON**

Members, having been provided with an amended hire agreement for the 2026/27 season, are asked to consider and agree the content.

**RECOMMENDATION:** That Members review and agree the proposed football hire agreement for the 2026/27 season.

**133/03/26: PLANNING**

(a) **To consider new applications**

<b>Planning Reference</b>	<b>Location</b>	<b>Proposals</b>
24/00846/FUL	Salinas Darenth Wood Road Darenth Kent DA2 8AA	Partially retrospective (3 existing traveller pitches) application for a gypsy/traveller site
26/00213/FUL	10 Littledale Green Street Green Rd Darenth Kent DA2 7HU	Erection of a part single/part first floor rear extension & internal alterations

(b) **To note recent decisions made by the Planning Authority**

<b>Planning Reference</b>	<b>Location</b>	<b>Proposal</b>	<b>Decision</b>
DA/25/00976/FULPSI	Darent Valley Hospital Darenth Wood Road Darenth Kent	Erection of a modular, single-storey decant ward on an existing car park, along with associated landscaping, car park alterations, and all associated works	<b>PERMISSION GRANTED</b>
DA/25/01112/FUL	The Complex Gym Manor Farm Shellbank Lane Bean Kent	Change of use of the existing building to a Gym (Use Class E) together with associated external alterations including replacement roof (retrospective application)	<b>PERMISSION GRANTED</b>

DA/25/01114/FUL	The Oast House Manor Farm Shellbank Lane Bean Kent	Change of use of existing oasthouse and barn to a use falling within Use Class Eg(i) (Offices) and alterations to elevations. (retrospective application)	<b>PERMISSION GRANTED</b>
DA/26/00076/LDC	12 Moore Close Darenth Kent DA2 6NN	Application for a Lawful Development Certificate for proposed formation of a rear dormer and the installation of rooflights in front roof slope in connection with providing additional rooms in the roof space	<b>REFUSAL OF CERTIFICATE OF LAWFULNESS OF PROPOSED USE OR DEVELOPMENT</b>
DA/26/00077/PDE	12 Moore Close Darenth Kent DA2 6NN	Determination pursuant to Schedule 2, Part 1 (Class A.1 (g) of the Town and Country Planning (General Permitted Development) (England) Order 2015 as to whether prior approval is required for the erection of a single storey rear extension	<b>PRIOR APPROVAL IS REQUIRED and application has been REFUSED</b>
DA/25/00840/FUL	The Hermitage Green Street Green Road Darenth Kent	Demolition of existing dwelling and the erection of a new dwelling	<b>PERMISSION GRANTED</b>

(c) **To consider new applications/recent decisions received after agenda publication**

**134/03/26: TO RECEIVE PARISH UPDATES**

A verbal summary will be given to members regarding recent Parish issues that do not need Full Council approval. The topics are shared for informational purposes; members requiring more details on specific items should contact the Clerk.

**135/03/26: DATE OF NEXT MEETING**

The proposed date for the next Meeting of the Council is Wednesday 15 April 2026.

**136/03/26: EXCLUSION OF PRESS & PUBLIC**

To consider the **exclusion** of the **press and public** for the following items of business on the grounds that they involve the likely disclosure of exempt information as defined in the Public Bodies (Admission to Meetings) Act 1960, Section 1(2).

**137/03/26: TO NOTE CONCLUSION OF STAFF REVIEWS FOR 2026**