

BLEAN PARISH COUNCIL



Minutes of the Parish Council meeting held on Monday 8th September 2025.

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Those Present: Cllr. P. Hutt (Chairman); Cllr. H. Samuelson (Vice-Chairman); Cllr. M. Akers; Cllr. S. Mohan; Cllr. J. Russell and Clerk Mrs D. Horswell.

Also present: Ward Cllr. D. Smith; Ward Cllr. S. Jupe and two members of the public.

1. Apologies for Absence.

Cllr. A. Jeffers – on holiday; Cllr. M. Hayden – work commitment; Ward & County Cllr. Ricketts – CCC Cabinet meeting.

The Chairman welcomed everyone to the meeting.

2. Changes to DPI's & Declarations of Interest in matters to be discussed:

No changes were declared.

3. To Approve: Minutes of the last Meeting: of 14th July 2025.

The Minutes were **PROPOSED** by Cllr. Samuelson; **SECONDED** by Cllr. Hutt and **APPROVED** by all Members present. The Minutes were signed by the Chairman as a true record.

4.

5. 4. Finance:

4.1 August Invoice Payments (Banking Report circulated to Cllrs. for approval and payments paid between meetings).

DD	Lili Waste Services	Waste Collection August	£120.91 (Vat £20.15)
Bacs	Mr K Waddington	Handyman Wages July	£260.40
Bacs	Mrs D Horswell	Clerk Salary July	£885.13
Bacs	HMRC	PAYE & NIC July	£354.38
DD	XLN	Telephone & Broadband August	£54.31 Includes credit of
£22.55			
DD	HugoFox	Monthly Website Charge	£11.99
	Unity Trust Bank	Monthly Service Charge	£6.00
DD	ICO	GDPR/Data Protection Annual Fee	£47.00
Bacs	Imperative Training Ltd	Replacement Battery & Pads for Defib	£331.20 (Vat £55.20)
Bacs	Commercial Services	Grounds Maintenance	£2,110.16 (Vat £351.69)

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Bacs KALC	Training (Cllr. Mohan)	£60.00 (Vat £10.00)
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Total Paid Out: £4,241.48

Bank Statement as at 31st July 2025 - Current Account £54,544.25*

(This does not include all the outgoing and incoming transactions in this banking report).

***Includes remainder of S106 money of £2,350.68 to be spent on play equipment maintenance.**

September Invoice Payments (Banking Report circulated to Cllrs. prior to the meeting).

DD	Lili Waste Services	Waste Collection September	£149.34 (Vat £24.89)
Bacs	Mr K Waddington	Handyman Wages August	£260.60
Bacs	Mrs D Horswell	Clerk Salary August	£885.13
	Postage – Return of Paediatric Pads for defib		£9.85
	Seals for the Defib cabinet		£41.94
Bacs	HMRC	PAYE & NIC August	£354.18
DD	XLN	Telephone & Broadband September	£108.36 (Vat £18.06)
DD	HugoFox	Monthly Website Charge	£11.99
	Unity Trust Bank	Monthly Service Charge	£6.00
Bacs	Imperative Training Ltd	Physio Control LifePak CR2 Defibrillator	£1,074.00 (Vat £179.00)
Bacs	Meadow Grange	Handyman Supplies	£74.94 (Vat £12.51)
Bacs	Meadow Grange	Reduce height and sides of shrub The Green	£120.00 (Vat £20.00)
Bacs	Earth Anchors Ltd	Seat for the Memorial Area	£672.44 (Vat £112.07)
Bacs	BVHMC	Hall Hire September	£24.00

Total Paid Out: £3,792.77

Paid In:

BVHMC – Waste Collection May & June	£112.60
Imperative Training Ltd – Refund for defib parts order	£331.20

Bank Statement as at 31st August 2025 - Current Account £49,932.14*

(This does not include all the outgoing and incoming transactions in this banking report).

***Includes remainder of S106 money of £2,350.68 to be spent on play equipment maintenance.**

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PROPOSED by Cllr. Hutt; **SECONDED** by Cllr. Akers and all Cllrs. present **APPROVED** the bank payments.

4.2 To Receive: Completion Notice of AGAR 2024-2025

Following the AGAR 2024/2025 and relevant documents being sent to the External Auditors, Forvis Mazars LLP, the following completion certificate was issued:

On the basis of our review of Sections 1 and 2 of the Annual Governance and Accountability Return, in our opinion the information in Sections 1 and 2 of the Annual Governance and Accountability Return is in accordance with Proper Practices and no other matters have come to our attention giving cause for concern that relevant legislation and regulatory requirements have not been met.

Proposed by Cllr. Samuelson, Seconded by Cllr. Mohan and all Councillors present RECEIVED the Completion Notice.

In accordance with regulations this will be published on the Parish Council website and put on the Parish Council noticeboard.

5. Planning: (Planning Report for Discussion circulated to Cllrs. Prior to the meeting)

PLANNING REPORT August & September 2025

Planning Applications:

25/00984 - Two-Storey detached dwelling - 10 Honey Hill, Blean.

Although Blean Parish Council believe the site is outside the village envelope, they have no objection in principle given that CCC granted planning permission for 2 detached houses opposite a couple of years ago. However, they do raise concern at the loss of a number of trees plus there will be pressure to remove more trees from future occupiers as the rear bedroom windows are only a 1.5m from existing trees to the north. It is felt the proposed dwelling should be redesigned to avoid this.

25/01119 - Single-storey rear extension and front porch extension - 8 Mount Pleasant.

Blean Parish Council has no objection to this application.

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25/01275 - Two-storey rear extension, front porch and insertion of side first floor window following demolition of existing rear conservatory – **14 Westfield**

Blean Parish Council has no objection to this application.

Decisions by CCC:

25/00122 - Two-storey side extension, first floor rear extension, porch to front and solar panels to side elevation together with external material changes following demolition of existing porch, garage and side extension – **33 Blean Hill – GRANTED**

25/00586 - Single-storey front, side and rear extensions together with raising the height of the roof with rear dormer windows, following demolition of existing conservatory and front extension to garage – **60 Blean Common – GRANTED**

Appeals

Appeal Ref: APP/J2210/W/23/3332825

24 School Lane

Retrospective application for single-storey detached agricultural storage.

Awaiting Decision.

5.1 Update on Blean Common Development.

Ward Cllr. Jupe commented that Cllr. Jeffers is still in correspondence with CCC regarding the obligation by the developers to re-instate the trees at the site entrance.

5.2 Update: Withdrawal of C12 in the Draft Local Plan.

Cllr. Samuelson raised the matter of the signs and banners that are still up in the village but it was noted that in the recent newsletter from Save the Blean it had said to keep them up for now and when they are taken down they can be collected and recycled.

5.3 To discuss: Chestfield Regulation 14 Neighbourhood Plan Consultation – 1st September – 14th October. Carried to the next Parish Council meeting.

6. Reports from Ward Cllrs and County Cllr:

6.1 Cllr. Jupe had come straight from the CCC Cabinet meeting where she reported there had been good representations from Save the Blean group, Chestfield and Wincheap.

Net Zero Action Plan– to be forwarded.

Flags – Cllr. Baldock is seeking advice from KCC.

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Cllr. Jupe also reported on the Customer Access Working Group.

Cllr. Samuelson asked for the latest on traffic in Canterbury to which Cllr. Jupe replied about the levelling Up project which is due to be completed by early spring 2026. She said that when the other side of the Westgate Towers is being done the other way will be open.

7. Reports and Updates:

7.1 Village Hall Report: - Cllr. Russell.

There has been a drop off in enquiries to book the Hall.

With regard to the New House booking, this resulted in going ahead successfully and it was thought there had been too many people involved in the booking of the event leading to it cascading into a muddle.

Chair, Steph Jupe, spoke of the issues with the posts and the lifting of the surface in the car park. The new boiler has been successfully installed.

7.2 N.H.W:

All relevant reports are circulated to Cllrs. weekly.

7.3 Footpath Report: Cllr. Samuelson.

The condition of the footpaths walked is not too bad.

7.4 Highways Report: Cllr Jeffers.

No report as Cllr. Jeffers away.

7.5 Speedwatch Report: Cllr. Akers and Cllr. Russell.

Nothing to report.

7.6 Clerks Report.

August & September Report

Recreation Ground & Nature Reserve

Work is to be carried out on the play equipment, as per the Inspection Report, in September after the school holidays.

A branch of the pear tree in the recreation ground has snapped but is not thought to be a hazard to walkers. Decision to be made to cut back trees and bushes. **Agenda item 9.7.**

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Defib battery and pads ordered 22/7/25 – due to the age of the defibrillator there is difficulty in obtaining the replacement parts therefore it is suggested it may be wise to purchase a new defibrillator – **Agenda item 9.2.**

Faults Reported:

Concrete Posts outside 14 Blean Common cracking and metal rods protruding. Ref: 886265 – **works have been completed with new posts and railings.**

Dead trees outside shops reported to Landlord 1/8/25 – **response received.**

Surface of the Crab and Winkle Way – Reported to PROW - **Ref 250880766.**

Correspondence Circulated:

The Wilder Kent Progress Report

Blean Woods article

Reply from KCC ref CB27.

CCC - East Kent Design Code - Focus Group Invitation - The deadline for applications is 5:00pm on 1st September.

Blean Development (C12) Social Impact Study Report

KCC Active Travel Business Grants 2025 is now open for applications – closing date – 24th October.

KALC News - September 2025

A letter of support has been sent from BPC ref reconnecting our ancient woodland. There is a proposal to improve and expand our ancient woodlands and create a wildlife corridor reconnecting The Blean to Kingswood via Perry Wood and the surrounding smaller areas of woodland, as part of a Local Nature Recovery Strategy.

Consultations:

Draft Consultation and Engagement Strategy – closes on 3rd October.

Consultation on Draft Tenant Engagement Strategy - closes on 3rd October.

Consultation on Draft Net Zero Action Plan - closes on 3rd October.

Chestfield Regulation 14 Neighbourhood Plan – 1st September – 14th October.

8. Matters raised by the Public:

The matter of the branch of the pear tree in the recreation ground that had snapped was raised – this had been noted and is to be discussed in **Agenda Item 9.7.**

9. Matters to be discussed and updates on pending projects: (Any relevant papers circulated to Cllrs. prior to the meeting)

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9.1 Update: Response from KCC ref the Change of Status of the green lane C & W Way.

The Parish Council received the same disappointing response as KCC gave to Mr Atkins. This has been forwarded to his agent.

9.2 To Discuss: Purchase of a new defibrillator.

This has already been purchased between meetings due to the battery and pads no longer being easy to obtain due to our original defibrillator soon becoming obsolete, so it had been decommissioned.

The new one is now in place on the right hand outside wall of the village hall in a heated cabinet and registered with The Circuit which is connected to SE Coast Ambulance service. Monthly checks need to take place.

Financial Regulation to cover this action taken between meetings:

Ref: 5.18 Financial Regulations:

In cases of serious risk to the delivery of council services or to public safety on council premises, the clerk may authorise expenditure of up to £2,000 excluding VAT on repair, replacement or other work that in their judgement is necessary, whether or not there is any budget for such expenditure. The Clerk shall report such action to the Chair as soon as possible and to the council as soon as practicable thereafter.

9.3 Update: CCC 2026/2027 Parish Capital Grants. Open from 1/7 to 28/10.

Form to be completed by the clerk for two new replacement seats on The Green.

9.4 Update: Trees in front of the shops.

The Landlord has been contacted about the dead trees and the potential risk if they were to fall and has acknowledged the email.

9.5 To Discuss: Bicentennial of The Swing Riots.

Documents had been circulated to Cllrs. prior to the meeting which we received from a lady asking whether the Parish intends to commemorate the Bicentennial of the Swing Riots in 2030 which has significance for Blean being that two brothers from Blean who set fire to a farmer's barn were hung for the offence in 1830 and are buried in Blean church cemetery.

Cllrs. agreed that it was fascinating information and Cllr. Mohan is to pass it onto the Canterbury Commemoration Society of which he is a Trustee.

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9.6 To Discuss: BPC Highway Improvement Plan.

Following a recent email from KCC which included an updated version of the Highway Information Pack reflecting new costs, Cllr. Akers opened up the discussion for which he had circulated a list of proposals.

- Engage the community in developing our HIP
- Obtain some of the 30mph toolkit materials - car stickers, A4 posters, 2 x road banners (one for the Hare, one for the Royal Oak if that gets up and running again or alternative suitable post that end of the village)
- Carry out ATC Tube surveys at 2 (maybe 3) spots in the village - this will only be sensible if we get the data, the average speed is meaningless, we will need to see times and speeds. If nothing else it will settle some points!

BPC's original HIP had been circulated to Cllrs. and it was agreed that it needs an update. It was noted there are notices and banners in the office which we requested and received last year from KCC of some of which have been put on the bus shelters and lampposts.

Cllr. Akers suggested a post should be put on the Blean Residents Facebook page inviting residents to say what they think with an accompanying notice in the shop and on the noticeboard.

9.7 To Discuss: Trimming of the fruit trees and bushes in the recreation ground.

It was agreed to consult with Hazel and Michael about whether they should be trimmed back following branches snapping off the pear tree with the weight of the fruit.

10. Councillors' Reports:

10.1 Cllr. Mohan reported that there is an Open Day by The Friends of Canterbury Cemetery on 21st September 1pm – 5pm.

10.2 Cllr. Samuelson reported that he has now removed the noticeboard at Blean school being it was unstable as he had reported at the last meeting. He also reported that Kent College have withdrawn their plans for Monte Brae and it is now owned by private residents.

11. Any Other Business for discussion at the next meeting on 13th October.

There being no further business the meeting closed at 20.22.

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Dates of forthcoming Parish Council meetings in the coming year unless for any reason they have to be changed - 13th October, 10th November, 8th December.

These Minutes remain as draft minutes until approved by the Parish Council at the next meeting.

Date _____

Signature _____