

DARENTH PARISH COUNCIL

A G E N D A

MEETING OF DARENTH PARISH COUNCIL

Wednesday 15 July 2026, 7:00pm

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

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.

26/07/26: TO RECEIVE APOLOGIES FOR ABSENCE

27/07/26: TO RECEIVE DECLARATIONS OF DISCLOSABLE PECUNIARY OR PREJUDICIAL INTEREST

28/07/26: TO APPROVE THE MINUTES OF THE COUNCIL MEETING HELD ON WEDNESDAY 20 MAY 2026, NOTING THAT THE JUNE 2026 MEETING WAS CANCELLED DUE TO A LACK OF SUBSTANTIVE ITEMS TO DISCUSS AND RESOLVE

RECOMMENDATION: That the Minutes of the Council Meeting held on Wednesday 20 May 2026 be approved and adopted as a true record and signed by the Chairman.

29/07/26: ITEMS FOR CONSIDERATION

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

30/07/26: TO RECEIVE REPORTS FROM EXTERNAL AUTHORITIES AND WORKING GROUPS

- (a) **Dartford Borough Council Report**
- (b) **Kent County Council Community Warden Report's for June & July 2026**
- (c) **Greenlands School Parking - Working Group Report**
- (d) **Friends of Darenth Country Park – Minutes from 30 April 2026**

RECOMMENDATION: To note reports as presented.

31/07/26: FINANCE

- (a) **To consider Grant Applications**

Members, having previously received details of a Grant Application from We Are Beams charity, are asked to consider the request in line with the Council's Grants & Donations Policy.

RECOMMENDATION: To consider Grant Applications as presented.

(b) **To note receipt of Community Infrastructure Levy (CIL) monies in the sum of £5,303.39 received on 20 May 2026 from Dartford Borough Council**

The CIL portion represents £6,312.48 from Land at Rear of Hawks Crane Hire, less an overpaid amount in relation to The Ship Inn.

In summary, CIL payments were received by the Borough Council during the period 1st October 2025 to 31st March 2026 from development within Darenth parish and a local proportion of £6,312.48 was due to Darenth Parish Council for this period.

However, due to changes to a development there was a need for reconciliation of a previous payment. Darenth Parish Council received a CIL payment of £1,243.43 for the period 1st October 2024 to 31st March 2025, which related to phase 1 payment for application DA/22/01444 - The Ship Inn, Phase 1.

Following application 25/01431/VCON (The Ship Inn), the chargeable development for Phase 1 was reduced and the CIL liability for this phase and has been revised from £8,289.54 to £1,562.26. The Borough Council has refunded the difference to the developer. However, the Parish portion was re-calculated and a revised Parish entitlement for this development is now £234.34, based on 15% of £1,562.26.

An overpayment of £1,009.09 was paid to Darenth Parish Council as calculated by: £1,243.43 (paid to Parish) minus £234.34 (chargeable development 25/01431/VCON) = £1,009.09 overpayment which was returned to the applicant.

The local proportion paid for the quarter reconciles the overpayment and £5,303.39 (£6,312.48 minus £1,009.09) has been transferred to Darenth Parish Council.

RECOMMENDATION: To record adjustments to Community Infrastructure Levy paid for the period 1st October 2024 to 31st March 2025, and to note the recalculated amount of £5,303.39 received for the period 1st October 2025 to 31st March 2026.

(c) **To receive update from British Gas for Additional Non-Energy Costs on invoices**

From 3 August 2026, a levy and additional network cost will be added to British Gas invoices. Current bills are made up of two kinds of costs:

Energy Costs (staying the same):

- The cost of the electricity your business uses.
- Fixed as part of your contract.

Non-Energy Costs (increasing):

- The cost of running, maintaining and upgrading the energy network and the cost of environmental and social policies.
- Set by the government and the regulator.

Changes to current electricity supplies and contracts for Darenth Parish Council:

Account number:	602801630
MPAN	1900026146910
Contract start date	23 March 2024
Contract end date	22 March 2027
TNUoS RIIO-3 Charge Cost	0.690 p/kWh
Estimated cost per month**	£2.36
Nuclear RAB Levy Cost	0.460 p/kWh
Estimated cost per month**	£1.91

Account number:	604026215
MPAN	1900027147199
Contract start date	15 June 2025
Contract end date	14 June 2028
TNUoS RIIO-3 Charge Cost	0.790 p/kWh
Estimated cost per month**	£7.17
Nuclear RAB Levy Cost	0.480 p/kWh
Estimated cost per month**	£3.64

** The estimate is provided to help understand the likely monthly impact of these new non-energy costs. It is based on meter, the industry forecast of consumption and excludes VAT and Climate Change Levy.

(d) To note monthly Finance Statements for May and June 2026

RECOMMENDATION: To agree and note financial records and statements as presented and for the Monthly Bank Analysis Records for May and June 2026 to be signed by the Chairman and Vice Chairman.

32/07/26: TO RECEIVE QUOTATIONS IN RESPECT OF BRIDLEWAY REPAIRS WITHIN THE PARISH

Having concluded that preliminary costings for resurfacing of the bridleway outside Greenlands Primary School were excessive, it was resolved that localised pothole repairs be carried out.

Members are asked to consider the three quotes provided and conclude a preferred option.

Councillors have previously noted that the Parish Council is aware that further resurfacing works may be required in the future and with this in mind, an amount will be included in the 2027-28 budget setting.

Members are asked to note that any budgeting for road resurfacing will impact the Parish Council's future precept calculations.

RECOMMENDATION: That the Clerk acts in accordance with decisions made.

33/07/26: TO RECEIVE UPDATE REGARDING HIGHWAYS IMPROVEMENT PLAN IN RESPECT OF PROPOSED IMPROVEMENT OF THE B260/B262 JUNCTION

RECOMMENDATION: That Members note updated information as presented.

34/07/26: PLANNING

(a) To consider new applications

Planning Reference	Location	Proposals
26/00580/FUL	33 Powell Avenue Darenth Kent DA2 6NT	Conversion of existing garage to form gym/habitable room
26/00588/FUL	Savigny Darenth Hill Darenth Kent DA2 7QR	Alterations and enlargement of the existing rear roof form through the connection and extension of the two existing rear dormer structures to create additional first-floor accommodation within the roof space
26/00671/LDC	St Fiacre Green Street Green Road Darenth Kent DA2 7HT	Application for a Lawful Development Certificate (existing) for the existing boundary walls

26/00591/FUL	185 Coombfield Drive Darenth Kent DA2 7LF	Erection of a two-storey side extension and single storey rear extension
26/00721/FUL	2 Darenth Park Avenue Darenth Kent DA2 6JN	Erection of a single storey front porch
26/00761/TPO	Playground The Green Darenth Kent DA2 6JR	Application for T1 Sycamore - Crown reduce by 2.5m, crown lift to clear the fencing by 0.5m and cut back to clear playground equipment (zip line) by 2m, subject to Tree Preservation Order No.1 1995

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

Planning Reference	Location	Proposals	Decision
DA/24/00846/FUL	Salinas Darenth Wood Road Darenth Kent	Partially retrospective (3 existing traveller pitches) application for a gypsy/traveller site	PERMISSION GRANTED
DA/25/00813/FUL	Land Adjacent To Newlands Darenth Wood Road Darenth Kent	Change of use of the land to a gypsy site including the stationing of five static caravans and five touring caravans with associated car parking, fencing and hardstanding and provision of soft landscaping	PERMISSION GRANTED
DA/26/00357/FUL	12 Moore Close Darenth Kent DA2 6NN	Loft conversion including the formation of a rear dormer and installation of roof lights to the front roof slope	PERMISSION GRANTED
DA/26/00476/TPO	16 The Green Darenth Kent DA2 6JR	Application for T1 Lime - Crown Reduction - Reduce the height and spread of the tree by 8 metres (estimated finished dimension 22m height and blending in the new top corners), subject to Tree Preservation Order No.1 1995	CONSENT GRANTED
DA/26/00121/FUL	24 Hill Rise Darenth Kent DA2 7HY	Erection of a summerhouse, excavation and creation of a level platform to rear (Retrospective)	PERMISSION GRANTED
DA/26/00225/FUL	Chalkcroft Transport Yard Green St Green Road Darenth Kent	Application for the retention of buildings in the form of 8 no. containers for ancillary storage use (Retrospective)	PERMISSION GRANTED

DA/25/00425/REM	Blackshole Farm Watling Street Dartford Kent	Reserved matters application relating to, appearance, landscaping, layout and scale pursuant to condition 1 of outline planning permission DA/18/01640/OUT for demolition of existing buildings and hard standing and redevelopment of the site to provide: a building comprising a care home (Use Class C2) comprising up to 5,469sqm of ground to second floor space and a 20 bed hospital ward (Use Class C2) with associated parking; a multi-storey car park comprising up to 12,181sqm of floor space; and associated works together with discharge of condition 6 (existing and proposed levels), condition 7 (contaminated land assessment), condition 8 (tree survey and tree protection measures), condition 9 (surface water drainage scheme), condition 10 (reptile presence survey), condition 11 (ecological design strategy), condition 12 (landscape and ecological management plan), condition 13 (noise impact assessment), condition 14 (materials), condition 15 (landscaping), condition 16 (green roofs and green walls), condition 17 (car parking layout), condition 18 (pedestrian routes), condition 19 (BREEAM), condition 20 (storage and collection of waste), condition 21 (boundary enclosures) and condition 22 (extract system).	DETAILS APPROVED
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(c) **To consider new applications/recent decisions received after agenda publication**

35/07/26: TO RECEIVE PARISH UPDATES

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

RECOMMENDATION: That Members note information on Parish updates presented by the Clerk.

36/06/26: DATE OF NEXT MEETING

Due to Summer recess during August, the proposed date for the next Meeting is Wednesday 16 September 2026.

37/07/26: 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).

38/07/26: TO CONSIDER LAND AGENT BRIEF IN RESPECT OF VIDAFRESH PRODUCE IMPORTER REGARDING LAND SOUTH OF DARENTH HILL

