



To all Members of the Parish Council

You are hereby summoned to attend a meeting of the Parish Council on **Monday 14th July 2025** in the Church Hall, Church Road at **7:30pm**

Lynne Mackie

Lynne Mackie, Parish Council Clerk

Date of Issue: Tuesday 8th July 2025

AGENDA

1. **APOLOGIES FOR ABSENCE** - To receive and note apologies for absence
2. **DECLARATIONS OF INTEREST** - To receive and note apologies for absence and to receive declarations of pecuniary and non-pecuniary interest

The disclosure must include the nature of the interest. If you become aware, during the course of a meeting, of an interest that has not been disclosed under this item, you must immediately disclose it. You may remain in the meeting and take part fully in discussion and voting unless the interest is prejudicial. A personal interest is prejudicial if a member of the public with knowledge of the relevant facts would reasonably regard it as so significant that it is likely to prejudice your judgement of the public interest and it relates to a financial or regulatory matter.
3. **MINUTES** - To receive and approve the Minutes of the Meeting held on **2nd June 2025** for signature
4. **EXTERNAL REPORTS:**
 - (a) County Councillor
 - (b) Borough Councillors
 - (c) Police
5. **PLANNING** (available to view at www.tmbc.gov.uk or www.kent.gov.uk)
 - (a) Applications:
 - i. **25/01022/PA - Old School House, Old School Lane** - Internal configuration of existing annexe, construction of new door opening and new rear windows.
 - ii. **25/00755/PA - Heavers House, Chapel Street** - Proposal: Proposed part 2-storey, part single storey rear extension and installation of dormer windows. The application has been amended as follows: Description change and updated drawings received 03.07.25
 - iii. **25/01114/PA - 6 Brick Gardens** - Single storey rear extension
 - (b) Approvals:
 - i. **24/01933/PA – Godfreys Plantation, Birling Road** – Listed Building Consent - Listed Building Application: Replacement windows with heritage double glazed units in a matching style
 - (c) Refusals
 - i. **25/00724/PA - Agricultural Land West of Wingfield Bank, Sandy Lane** - Proposed erection of stable block, consisting of four loose boxes, with relocated pedestrian and vehicular access, feed store, welfare and associated hardstanding
 - (d) Any other Planning Matters
 - i. **25/01034/PA - Greystones, Roughetts Road** - Demolition of existing conservatory for new rear and side extensions including part single, part two storey rear extension with inset balcony and single storey kitchen extension (RPC response – No Objections)
 - ii. **25/00728/PA -Old School House, Old School Lane** - Lawful Development Certificate Proposed: Internal reconfiguration of existing annexe, construction of new front door opening and new rear window opening (**withdrawn**)
6. **MATTERS ARISING**
 - (a) Historic Landfill Sites
 - (b) KALC Local Government Reorganisation and Devolution Survey
 - (c) To receive update on Highways Improvement Plan
 - (d) To consider Parish Council Projects: Defibrillator for Ryarth Park, Village Clean Up, Mens Shed

Ryarth Parish Council, PO Box 503, West Malling, ME6 9NN

Email: clerk@ryarth-pc.gov.uk Website www.ryarth-pc.gov.uk

Tel: 07563 606572

7. **OPEN SESSION – Public Question Time**
8. **PARISH COUNCILLOR REPORTS - To receive updates and reports**
 - (a) KALC EGM – 19.06.25 (MM)
 - (b) KALC Planning Conference 20.06.25 (MM)
 - (c) KALC T&M – 17.07.25
9. **MONTHLY CHECK-LIST: To receive reports about**
 - (a) Play Area and Recreation Ground
 - (b) Highways, Footpaths and Footways, Street lights
 - (c) Parish Property, including Ryarsh Resource Room
10. **FINANCIAL INFORMATION**
 - a) To receive bank statements, consider and approve financial statements for signature and monitor budget
 - b) To consider and approve invoice payments
 - c) Notice of Appointment of Date for the exercise of public rights for Accounts for the year ended 31.03.25 – 24th June – 4th August 2025
 - d) To receive update: The Pensions Regulator: workplace pensions re-enrolment
11. **MATTERS FOR NEXT MEETING**

DATE OF NEXT PARISH COUNCIL MEETING: Monday 1st September 2025 – 7.30pm

There is no meeting in August

The date of the September meeting has been moved to Monday 1st September 2025

6(a)

Report to: Full Council

Date: 8th July 2025

Subject: Historic Landfill Sites

Decision/s Required: To consider completing Contaminated Land Register

Proposal from Cllr Mike Taylor, Chair Borough Green PC, TMBC Cabinet Member for Planning

DPHEH have confirmed there is not a contaminated land register.

Cllr Taylor has discussed with the Chair of the Parish Partnership Panel putting together an informal Historic Landfill Register. This will need the help of each Parish Council or Tonbridge Ward to fill in the proforma and return to Cllr Taylor.

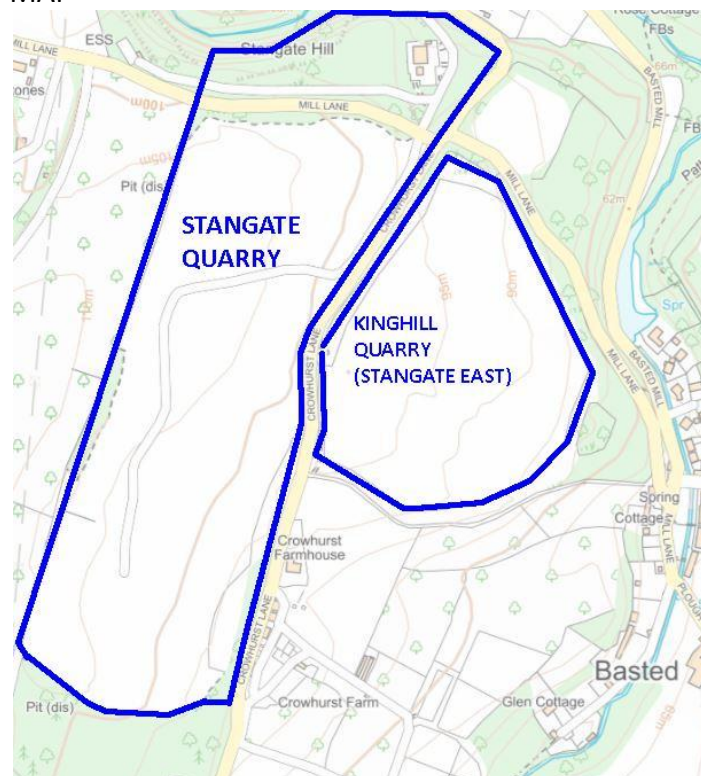
A copy of the Stangate Quarry Submission is attached as a template.

NAME OF SITE PARISH OR WARD

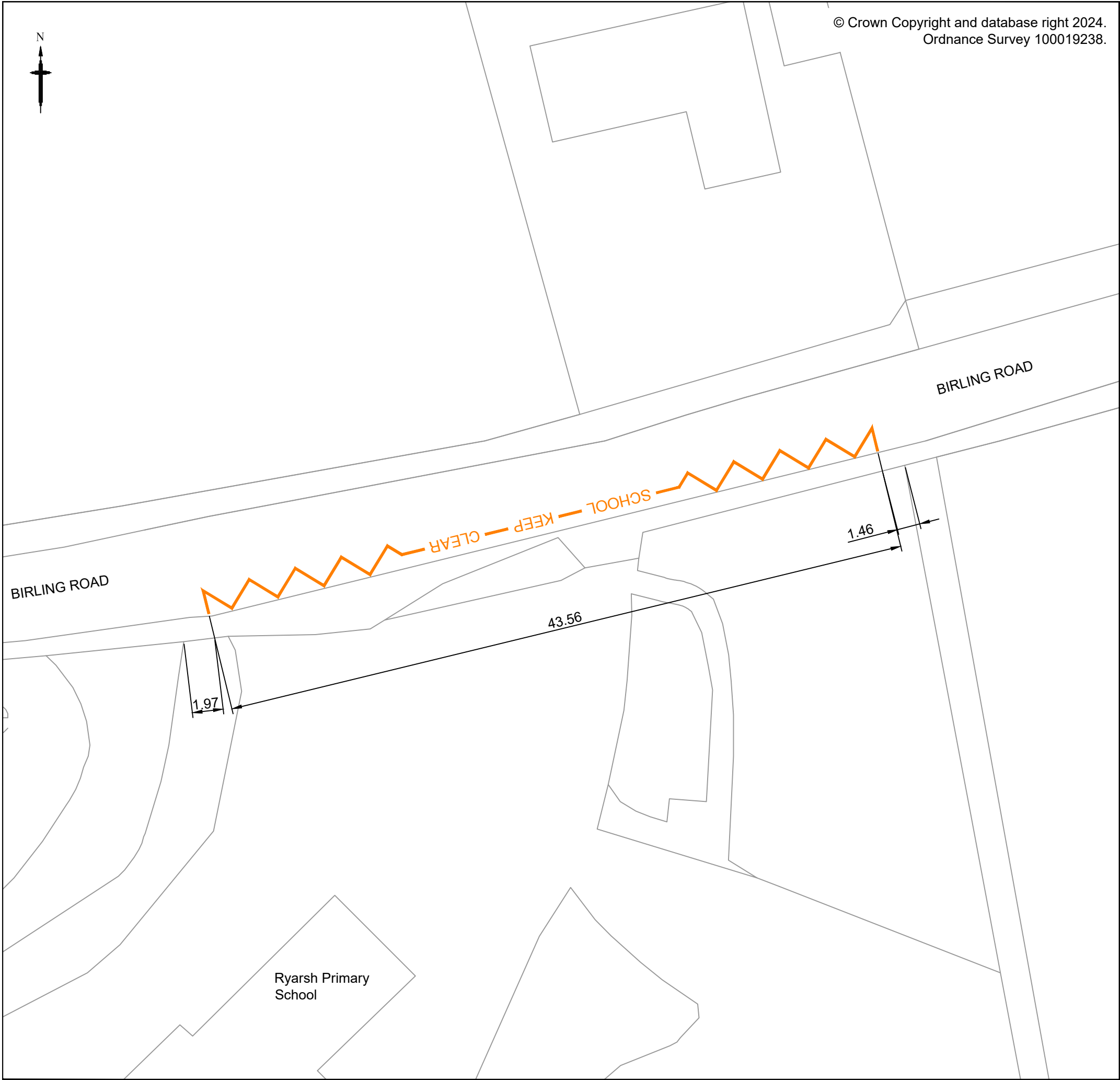
MAP

ADDRESS & Co-ordinates	
Geographical boundaries	<i>North South East or West, Road names, rivers, features forming boundary</i>
Operator/s	
Material Excavated	<i>Stone, sand, chalk, clay</i>
Excavation Dates	
Landfill Dates	
Landfill Material	<i>General waste. Industrial waste, Domestic Waste, Inert waste, overburden</i>
Method	<i>Edge tip, Engineered Fill, cell and cap</i>
Final Restoration Date	
Restored to	<i>Original landform, local level, lower level</i>
Restored to	<i>Agricultural, woodland, commercial, housing</i>
Monitoring Regime	<i>Gas or watercourse, subsidence</i>
COMMENTS	

MAP



ADDRESS & Co-ordinates	Crowhurst Lane Borough Green (and Ightham and Plaxtol)
Geographical boundaries	South of River Bourne, across Mill Lane, west of Thong Lane & Crowhurst Lane, south to Kings Cottage
Operator/s	Amalgamated Roadstone (ARC) Waste Recycling Group, Hanson
Material Excavated	Ragstone, Hassock, sharp sand
Excavation Dates	1950s - 1980
Landfill Dates	1980 - 1989
Landfill Material	London Domestic Waste
Method	Engineered Fill, cell and cap, Methane extraction for power
Final Restoration Date	Pending
Restored level	Original landform
Restored to	Fallow agricultural, possible solar farm
Monitoring Regime	Gas and subsidence, ongoing landfill levelling
COMMENTS	<p>Limestone excavation ended when ragstone levels fell to 35%, the remainder being hassock, a low grade friable limestone that is an inert and suitable stable fill,</p> <p>Whilst the southern area and Kinghill were very carefully cell and cap landfilled, northern areas were backfilled with unknown materials, but probably hassock, but there may be unknown pockets of other unmonitored waste. A considerable amount of silt laden water from the stone washing process was discharged into the River Bourne, leading to massive silting of Basted Mill pond, now only a few feet deep from its original 30ft depth</p>



Notes

1. All dimensions are proposed and in metres unless otherwise stated.
2. All setting out is to be agreed on site with the Engineer prior to commencement of works.
3. All existing road markings that conflict with the proposed are to be removed.

General key

Replacement of existing with new 43.56m "School Keep Clear" Road Marking to TSRGD no 1027.1

Timing of Restrictions to be 8am to 9am and 3pm to 4pm

0	17/07/24	For Consultation	BRS	HC	HC
Rev	Revision Date	Purpose of revision	Drawn	Chec'd	App'd

Kent
County
Council

kent.gov.uk

Kent County Council
Ashford Highway Depot
Henwood Industrial Estate
Ashford
TN24 8AD
Tel: 03000 418181

Project

Highway Improvements Team
HIP Budget

Drawing title

Birling Road, Ryarsh
School Keep Clear
Consultation Plan

Drawing status

For Consultation

Scale

1:250 at A3

Do not scale

Drawing number

24-TM-HIP-1645/001

Rev

0

This drawing is not to be used in whole or part other than for the intended purpose and project as defined on this drawing. Refer to the contract for full terms and conditions.

S:\GT SPD\Districts\TM\Schemes\24-25\24-TM-HIP-1645 Birling Road, Ryarsh - Signs and lines\Design\000 Consultation Plan.dwg

A3



DOCUMENTS on DEPOSIT

**These documents
should remain available
for public inspection until
24 February 2025**

**In the Borough of Tonbridge & Malling
THE KENT COUNTY COUNCIL
(VARIOUS ROADS, TONBRIDGE AND MALLING)
(WAITING RESTRICTIONS & ON-STREET PARKINGS PLACES)
AMENDMENT No.63 ORDER 2025**

Road Traffic Regulation Act 1984

Please return to:
Traffic Management Team
Kent Highways & Transportation,
Kent County Council,
Kroner House,
Eurogate Business Park,
Ashford, TN24 8XU

PUBLIC NOTICE

**Kent
County
Council**
kent.gov.uk



In the Borough of Tonbridge & Malling

THE KENT COUNTY COUNCIL
(VARIOUS ROADS, TONBRIDGE AND MALLING)
(WAITING RESTRICTIONS & ON-STREET PARKINGS PLACES)
AMENDMENT No.63 ORDER 2025

Road Traffic Regulation Act 1984

NOTICE is hereby given that the Kent County Council acting as the Local Traffic Authority and in exercise of its powers under Sections 1, 2, 3, 4, 5, 19, 32, 45, 46, 47 and 124 of the Road Traffic Regulation Act 1984, and all other powers, after consultation with the Chief Officer of Police in accordance with Part III of Schedule 9 to said Act, proposes to make the following Order:

The effect of the proposed named Order will introduce or amend existing waiting restrictions (in this part of the notice DYL means double yellow lines) – No waiting at any time on the following lengths of roads in Ryarsh, Tonbridge & Malling.

BIRLING ROAD – (1) On the south side change the existing school keep clear markings outside Ryarsh Primary School from Mon-Fri 8.30am to 3.30pm to Mon-Fri 8am-9am and 3pm-4pm.

A full statement of the Council's reasons for making the proposed Order, a plan indicating the location and the effect and a copy of any other Orders which will be amended by the proposed Order may be examined at Kent Highways & Transportation, Kent County Council, Kroner House, Eurogate Business Park, Ashford, TN24 8XU by appointment booked through tro@kent.gov.uk or viewed online from 31 January 2025 at www.kent.gov.uk/highwaysconsultations

Representations for supporting or objecting to the proposed Order (your objection must explain the impact on traffic in the locality to be valid) can be made via our website using the above link or alternatively you can write to The Senior Parking & Traffic Regulation Officer, Traffic Management Team, Kent Highways & Transportation, Kent County Council, Kroner House, Eurogate Business Park, Ashford, TN24 8XU by 12 noon on Monday 24 February 2025.

Simon Jones

Corporate Director Growth, Environment & Transport

STATEMENT of REASON

**Kent
County
Council**
kent.gov.uk



In the Borough of Tonbridge & Malling

THE KENT COUNTY COUNCIL
(VARIOUS ROADS, TONBRIDGE AND MALLING)
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AMENDMENT No.63 ORDER 2025

Road Traffic Regulation Act 1984

STATEMENT OF REASONS

The Kent County Council as traffic authority intends to make the Order referred to above and as shown on the drawing accompanying this document for the following reasons: -

The proposed order is to improve access and allow the free flow of traffic to maintain safety for highway users and

- to avoid the danger to persons or other traffic using the road or any other road or preventing the likelihood of any such danger arising.
- for preserving or improving the amenities of the area through which the road runs.
- for facilitating the passage on the road or any other road of any class of traffic (including pedestrians).

Lorna Day
Kent Parking & Enforcement Manager
Highways & Transportation

**THE KENT COUNTY COUNCIL
(VARIOUS ROADS, TONBRIDGE AND MALLING)
(WAITING RESTRICTIONS & ON-STREET PARKINGS PLACES)
AMENDMENT No.63 ORDER 2025**

Road Traffic Regulation Act 1984

THE KENT COUNTY COUNCIL, acting as the Local Traffic Authority and in exercise of its powers under Sections 1(1), 2(1), to (3), 3(2), 4(1) and (2), 32(1), 35(1), 45, 46, 49, 53 and 124 and Part IV of Schedule 9 of the Road Traffic Regulation Act 1984 ("hereinafter referred to as "the Act"), the Traffic Management Act 2004 (hereinafter referred to as the "TMA 2004"), and all other enabling powers, after consultation with the Chief Officer of Police in accordance with Part III of Schedule 9 to the Act, hereby propose to make the following Order:-

CITATION AND COMMENCEMENT

This Order may be cited as The Kent County Council (Various Roads, Tonbridge and Malling) (Waiting Restrictions & On-Street Parking Places) Amendment No.63 Order 2025 ('this Order').

The Kent County Council (Various Roads, Tonbridge & Malling) (Waiting Restrictions & On-Street Parking Places) (Consolidation) Order 2011 ('the Consolidation Order') shall have effect as per outlined in the Schedules of this Order and shall come into operation on day of 2025.

Given under the Common Seal of The Kent County Council

This day of 2025

**THE COMMON SEAL OF THE
KENT COUNTY COUNCIL was
hereunto affixed in the
presence of: -**

Authorised Signatory

SCHEDULES

1. The following amendments are to be made to the Appendices of the Consolidation Order.

APPENDICES

The attached items are to be added or deleted from Appendix 17 of the “The Kent County Council (Various Roads, Borough of Tonbridge and Malling) (Waiting Restrictions & On-Street Parking Places) (Consolidation) Order 2011” (‘the Consolidation Order’) and into all subsequent amendment Orders.

Appendix 17 (Ryarsh)

Attachment 3.1

Local council name: RYARSH PARISH COUNCIL

Notice of appointment of date for the exercise of public rights

Accounts for the year ended 31st March 2025

The Local Audit and Accountability Act 2014, and
The Accounts and Audit (England) Regulations 2015 (SI 234)

<p>1. Date of announcement: 23.06.25 (a)</p> <p>2. Any person interested has the right to inspect and make copies of the accounts to be audited and all books, deeds, contracts, bills, vouchers and receipts relating to them. For the year ended 31 March 2025 these documents will be available on reasonable notice on application to:</p> <p>(b) Lynne Mackie, Parish Council Clerk clerk@ryarsh-pc.gov.uk 07563 606572</p> <p>commencing on (c) 24.06.25</p> <p>and ending on (d) 04.08.25</p> <p>3. Local Government Electors and their representatives also have:</p> <ul style="list-style-type: none"> the opportunity to question the auditor about the accounts; and the right to make objections to the accounts or any item in them. Written notice of an objection must first be given to the auditor and a copy sent to the Authority (f). <p>The auditor can be contacted at the address in paragraph 4 below for this purpose during the inspection period at 2 above.</p> <p>4. The auditor's limited assurance review is being conducted under the provisions of the Local Audit and Accountability Act 2014, the Accounts and Audit (England) Regulations 2015 and the National Audit Office' Code of Audit Practice. Your review is being carried out by:</p> <p>Forvis Mazars LLP, The Corner, Bank Chambers, 26 Mosley Street, Newcastle upon Tyne, NE1 1DF Email: local.councils@mazars.co.uk</p> <p>5. This announcement is made by (e)Lynne Mackie, Parish Council Clerk</p>	<p>(a) Insert date of placing of this notice on your website.</p> <p>(b) Insert name, position and contact details of the Clerk or other person to whom any person may apply to inspect the accounts.</p> <p>(c)And</p> <p>(d)The inspection period must be 30 working days in total and commence no later than 1 July 2025.</p> <p>(e) Insert name and position of person placing the notice</p>
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