

Minutes of the Meeting of Open Spaces held in Rickards Hall on 15 September 2025 at 7:30 pm

Present: Cllrs. Jon Aldridge, Michael Gemmell Smith, Alan Layland, Stuart McGregor, Michael Stockdale (Vice-Chairman), Stephen Sumner
In attendance: Open Spaces Officer, Head Groundsman and Cllr Bob Todd. There was two members of the public and no press.
The meeting started at 19:30

1 Apologies for Absence

Apologies were received, noted and accepted from Cllrs Baker, Compton, Streets and Jacques.

2 Declarations of Interests, or Predeterminations

None.

3 Public Questions

19:32 The Chairman closed the meeting and invited any members of the public who wished to speak to raise their hand.

A member of the public confirmed that she wished to hear the discussion on item 12, regarding the Mowshurst bonfires. She spoke to reiterate the concerns received regarding a bonfire at Mowshurst on 11 July. She also requested that Committee consider alternative options to bonfires.

19:35 The Chairman re-opened the meeting.

The Chairman proposed to bring forward agenda items 9.9.2 and 12 for discussion following the procedural items, as there were representatives from the public present. Members agreed unanimously and,

Resolved: to bring forward items 9.9.2 Lingfield Monthly Sunday Market - To consider a request to waive the markets licence fee imposed on commercial markets under the Council's Markets Licensing Policy; and 12 To receive an update on Mowshurst bonfires and consider alternatives, to be discussed before proceeding with other items on the agenda. Details are minuted sequentially to follow the agenda order.

4 To receive and sign minutes of the Open Spaces Committee 02 June 096/01-12

19.59 One member of the public left the meeting.

Resolved: that the minutes of the Open Spaces Committee 14 April 2025 be signed by the Chair as a true and accurate record of the meeting (096/01-11).

5 To receive analysis of receipts and payments to 10 September 2025

Members noted the income and expenditure from 1 April to 10 September 2025.

Members had no comments.

6 To ratify operational decisions for Open Spaces activity

The lifebuoy ring, protective casing, supporting post, and pond safety signage located at Millennium Wood had been stolen. The cost of replacing the stolen equipment was £362.66. Replacement items had been ordered to ensure there was no prolonged risk to public safety. The replacement equipment would be installed promptly upon delivery. (Vandalism budget).

Trees from the Churchyard were encroaching the boundary and roof of The View School and required cutting back professionally at a cost of £540.00. (Tree works budget). Members,

Ratified: the expenditure of £362.66 for the replacement lifebuoy ring, protective casing, supporting post and the expenditure of £540.00 for the cutting back of trees encroaching the boundary and roof of The View School from the Churchyard.

7 **Head Groundsman's report**

Members noted the Head Groundsman's report, including:

Routine seasonal work

- Weed treatment.
- Maintaining planters in and around the town, including Doggetts Barn and beds in cemeteries.
- Topping up sunken graves.
- Pruning of shrubs and bushes.
- Pitch marking.
- Watering.
- Mowing all sites.
- Grass cutting all sites.

The team had been busy over the summer and into the new season carrying out a range of maintenance and improvement works across Council sites. At the Recreation Ground, goalmouths were renovated, fertiliser applied to high-wear areas, pitches freshly remarked, and new goal sockets installed for the rugby club.

The summer tree survey was completed, with follow-up works undertaken in-house where possible and some referred to contractors.

The annual risk assessment review was underway and near completion, while large-scale weed spraying was carried out on sports pitches.

At Stangrove Park, undergrowth and dead trees were cleared around the pond to improve water quality and appearance.

Benches and street furniture across Council sites were renovated and repainted, and several tree stumps were removed following councillor requests, with expenditure for equipment hire approved at the June meeting.

7.1 **To approve expenditure of £300.00 to purchase a ground breaker for the digging of ashes plots**

Members were advised that the grounds team had experienced difficulties in undertaking ashes burials and other groundworks as a result of extremely hard ground conditions due to the warm and dry weather. The purchase of a ground breaker would mitigate these issues and avoid delays with works in the future. Members,

Resolved: to approve the expenditure of £300.00 to purchase a ground breaker for the digging of ashes plots.

7.2 **To consider ad-hoc tree work arising from Head Groundsman's inspection**

The Head Groundsman had highlighted some tree work that required a professional following a tree inspection.

Stangrove Park:

An oak required felling to stump height and an oak required a crown lift to 4m over a private garden area. Cost £1,080.00.

Blossoms Park:

An oak required dead wood stabilising. Due to location traffic management would be needed. Cost £420.00. Members,

Resolved: to approve the expenditure totalling £1,500.00 for tree work following the Head Groundsman's inspection.

8 To confirm the expenditure under the annual works programme for the hedge cutting at Council sites £2,195.00

Members were presented with the costs for the routine seasonal hedge cutting that was due to be carried out in the autumn. Members,

Resolved: to approve the expenditure under the annual works programme for the hedge cutting at Council sites of £2,195.00.

9 Open Spaces business

Members noted the Open Spaces business which included:

Summer fun days: The annual Summer fun days took place each Thursday between 31 July and 21 August. All were well attended and ran smoothly. Unfortunately the first week was a washout but the second week had around 30 children attend.

South and South East in Bloom: Judging for the competition took place in July for the following categories, town centre, town, park, conservation area and cemetery. The award ceremony that usually takes place in September had been moved to 21 October.

Millenium Wood: The nature trail at Millennium Wood was completed in June and had been promoted on social media. The trail appeared to have been well received by the public.

Jubilee clock: The clock underwent it's annual service on 3 June 2025.

Children's fun fair at Stagrove Park: The children's fun fair took place in Stangrove Park in August. There were no reported issues or concerns during the event, it was well attended and the area was kept clean and tidy throughout the duration of the hire.

Market archway at Market Yard Car Park (MYCP) access road: The archway was mostly constructed, awaiting to be treated and sprayed. It was hoped that works to install it would be late September/October. The gazebos had proved a little more difficult to order due to considering branding and artwork.

Land outside Old Police Station: To note the completion of the Transfer of part of registered title and Deed of Covenant to the Town Council: Findley Design and Developments who had converted the Old Police station, had gifted a section of land at the front of the site on the High Street and where the Council's flagpole sits, to the Council. The land transfer completed on 14 July. The Council planned to create a community area. Last year £5,000 was moved to earmarked reserves (EMR) towards this project which would be overseen by the Open Spaces Committee. An update with a draft outline of necessary works and a planting programme would be provided at the November meeting. More significant works would require specialist input.

9.1 To receive the burial report

Members noted the following burial report:

June: Two burials, one ashes interment.

July: Two burials.

August: One burial, two ashes interments.

September: One burial, one ashes interment to date (10 September).

9.2 10 and 30 year maintenance plan update for 2025-26

Members noted that the 10-year budget allocation had allowed for:

Path repairs in the churchyard and cemeteries, which were assessed and would be reviewed in 2026.

Re-pointing sections of Doggetts Courtyard. This had been assessed and very minimal work was required, quotes would be obtained for 2026.

30-year budget allocation had allowed for:

Streetlights.

Playground contingency.

9.3 Playground inspections

Members noted that the annual playground inspections had been booked for Marsh Green, Blossoms Park, Stangrove Park and Lingfield Road Recreation Ground. The inspections were due to take place on 25 November 2025.

The Spitals Cross playground had not been included as an inspection took place earlier this year, but would be included in the yearly inspections from 2026 onwards.

9.4 Churchyard eco garden area extension

The Church Warden had proposed an extension of the existing eco garden area within the Churchyard, focused on the section of land adjacent to the Market Yard car park (MYCP). The aim of this project was to enhance biodiversity, improve habitat connectivity, and increase the ecological value of the Churchyard. The extension would create a wildlife corridor, linking existing green areas and providing habitat and safe passage for pollinators, birds, and small mammals.

Plans included planting of indigenous shrubs suited to the local environment, supporting native wildlife and retaining an unmown grassed strip, managed as a wildflower meadow or rough grassland to provide for pollinators.

Officers had approved this, and notified the Church Warden that Committee would be asked to ratify. Members,

Ratified: the Churchyard eco garden extension.

9.5 Annual gully clean for Market Yard Car Park and East Car Park, Recreation Ground

The annual gully clean for MYCP and Recreation Ground east car park was completed on 8 September 2025.

The total cost was £978.00, a £14.00 budget overspend. Members,

Ratified: the budgeted expenditure of £978.00 for the annual gully clean, and the budget overspend of £14.00.

9.6 Fly tipping

No fly tipping had been reported.

9.7 Vandalism report

As reported on item 6, the lifebuoy ring, casing, post and pond safety signage at Millennium Wood had been stolen. The replacement cost for these items was £362.66. The replacement items had been ordered and would be installed as soon as they had been delivered.

The theft had been reported to the police.

Also, to note, agenda item 20 is considered vandalism. Current vandalism spend was £1,993, with item 20 vandalism would be over budget by £3,040.

9.8 Allotment matters

9.8.1 To receive a request to introduce a pond at Forge Croft Allotments

Members received a request from a plot holder at Forge Croft Allotments for permission to introduce a pond on their plot. The proposed pond would measure no larger than 7ft by 7ft and no deeper than 2ft. The plot holder had confirmed that appropriate safety measures, including signage and fencing, would be installed. They had highlighted the environmental benefits of a

pond, noting its potential to attract amphibians and other wildlife, and to help reduce pests such as slugs and snails, thereby reducing the need for pesticides. The pond would be constructed using materials that would allow for easy removal if required in the future. Members discussed this request, highlighting possible health and safety concerns and costs involved with reinstating the plot in the future and ultimately,

Resolved: to not permit the pond at Forge Croft Allotments.

9.9 Market activity

Members noted that there were 15 traders who attend the market, although not all were regular. Averaging around 8 stalls per week.

Market rents were above budget for 5 months.

Trader numbers had been lower throughout August due to holidays, lowest week 4 stalls.

9.9.1 To consider the principle of hiring out Market Yard Car Park for weekend markets

The Committee considered the principle of hiring out the MYCP for weekend markets. It was agreed that establishing a clear position on such use would provide consistency in responding to future requests. Members also gave early consideration to the framework for hire fees and whether concessions should be offered for charitable or community-led events.

By way of background, the hire fee in 2016 had been set at £5,105 per year (£98 per week), and in 2021 the proposed fee was £5,600 per year (£107 per week). Both figures were based on agreements with the market contractor at the time. Taking inflation into account, it was noted that an appropriate baseline fee at present would be at least £6,000 per year (£115 per week).

The Committee noted that markets of this type could provide significant benefits by supporting local traders, encouraging footfall in the town centre, and strengthening community activity. However, the temporary use of the car park for markets would reduce parking availability and place responsibilities on the Council regarding licensing and consistency with its own Market Licensing Policy. .

It was further noted that establishing a position at this stage would provide a clear framework for responding to enquiries. Utilising the pedestrian access between the High Street and the MYCP would help strengthen links and bring the market closer to the High Street. However, Members recognised that market vehicles would continue to occupy spaces within the MYCP, and that the impact on parking capacity would increase for larger markets. It was noted that parking audits were currently being carried.

Members also noted that a formal hiring agreement would need to be established. During the retendering process in 2021, we learnt the necessity to have details for responsibilities and expectations set out in a proper document. Members noted, that whilst officers could edit this hiring agreement, it may be sensible to have this reviewed professionally to ensure a suitable event hiring agreement for individual market events. Members were hesitant committing to legal costs for this and ask for more details to be provided and the costs to for an event hiring agreement.

Members,

Resolved: to support, in principle, the hiring out of MYCP for weekend markets but required more research. For example, the level of hire fees to be charged, whether any discount or waiver should apply to charitable or community led events, and impact on parking. Details regarding the hiring agreement for market events and associated legal costs were to be gathered in order to draft a suitable agreement document. This was to be brought present back to Committee for further consideration.

It was also noted that this was would create additional work for the officers, and investigations and draft policy should proceed when work loads allow.

9.9.2 **Lingfield Monthly Sunday Market - To consider a request to waive the markets licence fee imposed on commercial markets under the Council's Markets Licensing Policy**

At the April meeting, the Committee received a request to permit the Lingfield monthly market and to grant a licence under the Council's policy, including consideration of whether fees should be waived or reduced. Members had resolved to approve the new monthly market and to waive the fees for the first market, held on 13 April. For subsequent markets, it was agreed that commercial rate fees would apply. The approved fee structure was noted as follows: £25 per market (fewer than 15 traders), £50 per market (15–24 traders), and £75 per market (25–34 traders). As the market was newly established and the number of pitches varied, the Council had invoiced £25 per month from May onwards, with each invoice promptly paid.

It was recorded that in February the organiser contacted the Council to establish the market formally. The Council advised on its declaration of powers under the Food Act 1984, Part III (52), confirmed in May 2002, which enables it to appoint market days and control events within a six and two-thirds mile radius of its own market. Lingfield falls within this radius. The organiser was advised that local events and businesses were encouraged, but ongoing regular markets required formal permission. The Market Licensing Policy did not apply to existing markets outside the post-adoption scope.

Between February and June, extensive correspondence had taken place between the Town Clerk, the organiser, and a local Lingfield resident. During this period, the Lingfield Market provided a constitution, stating that it was a non-profit, community-based market with a charitable focus. Free pitches were offered to local schools, the church, and charities, and surplus funds were to be donated annually to local causes. A request was submitted to apply only the £25 fixed fee for administration, rather than the full commercial rates. It was not until June a constitution was received, though it was not dated, signed, and without identification of Board members. Clarification was requested on governance, surplus fund management, charitable accountability, and alignment with any external grants. The organiser was advised that the matter would be placed on the agenda for the Open Spaces Committee meeting scheduled for 15 September 2025, allowing time to review and, if necessary, amend the constitution.

In the interim, organisers were advised to continue settling invoices, with the assurance that any overpayments would be refunded should reclassification to a community market be approved. All invoices raised had been paid.

On 8 September, the organiser attended the Council's meeting to request consideration of fees and for a copy of the market licence. The Committee noted that a licence had not yet been issued pending clarification on whether it should be granted under commercial or community terms.

Members recognised that the Lingfield monthly market was a new initiative with the stated aim of establishing itself as a community organisation that donates its surplus income (after covering operational costs) to local charitable and community causes. The Committee acknowledged the challenges of setting up a new organisation, including the time it can take to formalise structures and consider future charitable registration. It was noted that under the Council's Market Licence Policy – Section 5.ii, the market's current status does not yet fully meet the established criteria for community organisations. However, in light of this, Members,

- Resolved:** to grant a one-year licence for the Lingfield monthly Sunday market as a community based market in recognition of their stated aims,
- Resolved:** to waive market pitch fees until April 2026 under the community category. The arrangement would be reviewed in April 2026, at which point the Council would seek a summary copy of the markets end-of-year accounts and evidence of charitable donations made during the 2025-26 financial year, and,
- Resolved:** to issue a refund to Lingfield Farmers Market for £75.00 (£100.00 had already paid for four market dates, less the £25.00 annual administrative fee).

9.10 Confirmation of tree safety surveys and cemeteries memorial test procedures

Members noted that a full tree survey was undertaken every two years to ensure that all trees within the Council's responsibility were inspected for health and safety risks. In addition to this, the grounds staff conducted regular ad hoc and 6 monthly checks throughout the year to identify and address any emerging issues promptly.

Members further noted that all headstones were subject to checks by the grounds staff. The procedure followed was the standard push test, and records of these inspections were maintained by the Head Groundsman. Where a memorial was found to be unsafe, it was laid down immediately to remove any risk to the public. In cases where a memorial showed lower level risk, the grant of right holder would be contacted and asked to arrange remedial action. If no response was received, or the risk remained unaddressed, the memorial would also be laid down in the interests of public safety. Records are kept and logged by the Head Groundsman.

The memorial stabilisation safety training refresher for ground staff was given on 14 January 2023. Members,

Resolved: to confirm that they were satisfied with the procedures for tree safety and the surveys, and the memorial tests.

9.11 To receive an update on the gardens in bloom competition and discuss plans for 2026

Members noted that the Edenbridge Gardens in Bloom competition for 2025 had closed, with winners and runners up selected. Prizes and certificates would be sent out in due course. It was further noted that there was a low number of entries this year.

The Beaver Scouts had contacted the Council to request the introduction of a miniature garden category that all their members could enter individually, and it was understood that the Brownies may have also been interested in this.

Members discussed at length ideas on how to increase resident participation in the competition, including possible events and reviewing the categories and,

Resolved: to confirm that the Edenbridge Gardens in Bloom competition should continue for 2026, and that improvements to the competition would be discussed at the February meeting.

9.12 To approve expenditure of £975.00 to replace three riding sheets at Blossoms Park skate park

Three replacement riding surface sheets for the skate park were required, costing £975.00 (part of 10 year Open Spaces maintenance programme). Members,

Resolved: to approve the replacement of three riding surface sheets at the skate park at a cost of £975.00.

10 Self defence classes for women and girls: To receive an update

Members noted that at the 2 June 2025 meeting they had resolved to confirm the expenditure of £2,450 for a five week self defence course for women and girls. The course had been booked with the provider, running every Sunday evening from 26 October to 23 November in Rickards Hall. Classes for 13-17 year olds would be between 6-7pm and 18+ would be between 7-8pm. The course had been promoted on social media and in the notice boards.

11 To receive an update on Council application for an unmetered account with UK Power Networks on behalf of the Edenbridge Community Christmas Association.

At the June meeting Members resolved to approve the request from the Edenbridge Community Christmas Association (ECCA) for the Council to apply for an unmetered supply account with UK Power Networks (UKPN) for use of streetlights in the High Street, with any invoices received invoiced back to ECCA for the full energy costs, including connection costs.

Members noted that an unmetered account had been obtained from UKPN and ECCA were able to apply for a license with Kent County Council to display festive lights on their streetlights.

12 To receive an update on Mowshurst bonfires and consider alternatives

Members noted that on 11 July, the Council had received complaints from a small number of members of the public regarding a bonfire carried out by grounds staff at Mowshurst - highlighting concerns that the bonfire appeared to have been left unattended and that the warm, dry weather conditions at the time were unsuitable, raising fire safety and public health issues.

Following the complaints, contact was made with Environmental Health at Sevenoaks District Council (SDC) to clarify responsibilities. As part of this review, the Council had obtained a D7 exemption from the Environment Agency for Mowshurst and Forge Croft Allotments. This exemption allowed the Council to burn up to 10 tonnes of green waste in any 24-hour period, store up to 20 tonnes at a time, and store waste for up to 6 months before burning, enabling drying and reducing smoke emissions.

The Council's Vegetation Management and Bonfire Policy had been updated to reflect compliance with the D7 exemption. Bonfires were to be lit only by trained staff, attended at all times, and conducted under appropriate weather conditions, with staff also required to check wind direction to minimise impact on residents.

The Committee reviewed alternative options to burning:

Option A – Green Waste Collection: Environmentally preferable, with waste composted or recycled, but costly (£380 + VAT per collection) and impractical at many Council sites. Risks included fire hazards and fly-tipping when stockpiling green waste in public areas.

Option B – Direct Disposal at Licensed Facility: Environmentally responsible and suitable for large volumes, but costly (approx. £183.92 per load plus £12.50 ULEZ charge per vehicle) and resource-intensive, requiring two ground staff and several hours per trip.

After discussing options and considering the costs and logistical challenges to alternatives, Members,

Resolved: to proceed with the current approach to vegetation management whilst continuing to explore greener alternatives such as composting or disposal at a green waste facility where possible.

12.1 To review and adopt the draft Vegetation Management and Bonfire Policy

The Council's Vegetation Management and Bonfire Policy had been updated to include compliance with the D7 exemption. Members reviewed the policy and suggested the addition that environmentally friendly alternatives to bonfires would be considered if practical and possible. Members,

Resolved: to adopt the Vegetation Management and Bonfire Policy, with the suggested addition.

13 To receive a request from Edenbridge Rugby Club to install storage container on new hardstanding to the rear of the Pavilion in the gated off area of land

Members considered two requests submitted by Edenbridge Rugby Club (ERC):

To add a storage container to the rear of the Pavilion within the gated area of land, together with the creation of a hard-standing surface extending to the gates, to provide a dry and usable base in all weather conditions. The container would provide much-needed additional storage and ensure equipment could be managed more effectively throughout the year.

To install a lean-to or covered structure linking the Pavilion to the new container, creating further sheltered storage space and reducing maintenance issues associated with wet or muddy ground. Members noted that ERC would be required to review and comply with all relevant planning regulations before any such work could proceed. Members,

Resolved: to approve the request from ERC to add a storage container, with hardstanding to the rear of the Pavilion along with the addition of a lean-to or covered structure linking the Pavilion to the new container, subject to planning permission if required.

14 To receive a request from Edenbridge Cricket Club to introduce flower beds to the front of the cricket pavilion

A request had been received from Edenbridge Cricket Club (ECC) to introduce flower beds in front of the cricket pavilion at Blossoms Park. The request was to improve the look of the pavilion frontage, add colour, and to support wildlife. The beds would be immediately in front of the pavilion balustrades so as to be out of the way of the tractor mower cutting the grass.

ECC would be responsible for the maintenance and upkeep. Should the request be confirmed, the flower beds would be introduced in Spring 2026. Members unanimously,

Resolved: to approve the request from ECC to introduce flower beds in front of the cricket pavilion at Blossoms Park.

15 To receive an update on the bulky waste collections

Members noted that SDC Direct Services had confirmed that the bulky waste collections, which were funded by Edenbridge Town Council, would be suspended from October 2025 until further notice. This suspension was due to ongoing difficulties at SDC in maintaining sufficient staffing levels to deliver the service.

The collection scheduled for September 2025 would therefore be the final one to take place under the current arrangement, although they had said they would like to think the service could resume in early 2026. This raised potential issues for residents who have relied on the bulky waste service as a means of disposing of large household items, and there was a risk of an increase in fly tipping or improper disposal.

16 Resident complaint regarding herbicide spraying at Recreation Ground

A formal complaint had been submitted under the Environmental Information Regulations 2004 (EIR) regarding the Council's herbicide spraying at the Recreation Ground. The resident's concerns related to inadequate signage and absence of product details, public safety for children and pets, and potential breaches of DEFRA/HSE and COSHH regulations. Statutory response deadlines were also cited, with an intention stated to escalate the matter to the Information Commissioner's Office.

A full written reply was issued confirming that Mircam Plus, an amenity-approved herbicide, had been used by qualified contractors. Details of the active ingredients and safety precautions were provided. The contractor confirmed compliance with sector norms and safe handling procedures, with COSHH responsibility resting with them. Signage had been displayed as a courtesy, not a legal requirement. It was noted that a review would consider including additional information, such as spray dates, in the future.

The Council assured the resident that all practices met the required standards and emphasised that the concerns were taken seriously. No formal breach was identified, though internal procedures around signage were to be reviewed by the Open Spaces Committee. The Town Clerk was monitoring any further correspondence or escalation. Councillors copied into the original complaint and remained informed.

A draft Weed Control Policy, aligned with the latest DEFRA Code of Practice, had been prepared for approval. The policy set out expectations and compliance requirements for contractors, procedures for Council checks and requests, and standards for signage to be provided at treatment sites.

Members confirmed that they were satisfied with herbicide practices and procedures and,

Resolved: to confirm to adopt the Weed Control Policy.

17 To receive an update on the proposed Bandstand at Stangrove Park and to confirm support for the CIL bid

At the Full Council meeting in March 2025, Members resolved to support an application for Community Infrastructure Levy (CIL) funding to the SDC CIL Spending Board to secure financial support for the proposed bandstand project.

Although the initial application was unsuccessful, the project was subsequently considered under SDC's 15% CIL allocation for local spending. On 14 July 2025, confirmation was received that £72,430 had been approved to support delivery of the bandstand.

This allocation marked a significant step forward, enabling work to begin on investigating design options, developing detailed plans, obtaining quotations from specialist suppliers, and assessing timescales for procurement and construction. An application for the remaining funding was scheduled for submission to the ETC CIL Board in December.

Members noted that further updates would be provided as design options and quotations were received to allow consideration of the next stages of procurement and delivery. Members also,

Resolved: to confirm support for a bandstand in Stangrove Park,

Resolved: to proceed with design and cost investigations,

Resolved: to confirm to proceed to tender and,

Resolved: to proceed with a CIL application to the CIL Board.

18 **To consider replacement of the playground at Marsh Green**

Members noted that the playground equipment at Marsh Green was now tired, worn, and was no longer fit for purpose. The facilities required upgrading for accessibility, and long-term usability for the local community. This was on the 30 year plan, initially for 2024/25, then 2025/26. The playground inspections also highlighted safety concerns with the play equipment.

It was therefore proposed that Committee consider the replacement of the playground. Subject to approval, suitable design options and indicative costs would be investigated. These findings would be brought back to Committee in early 2026 for consideration. Members unanimously,

Resolved: to confirm support for the replacement of the playground at Marsh Green and to submit a bid to the CIL Board.

19 **Requests to consider following the Nomads lease meeting: Pitch reinstatement, signage and parking provisions**

Members were advised that the Town Clerk and Open Spaces Officer had met with two committee members of Edenbridge Nomads for the annual lease review, an update was provided at the September Council meeting. Several requests were raised for consideration:

Pitch reinstatement - Request to reinstate the third pitch at Mowshurst as a half-size pitch for junior football. Used as a wildflower meadow.

Signage - Request for Council to reinstate signage for Mowshurst and Edenbridge Nomads, which had been removed/taken. Cost for a sign measuring 420 x 594mm was £120.00.

Parking provision - Ongoing parking issues linked to the growth of football activity. Request for Committee to consider expanding the parking area. The area in question was the current grassed area next to the barn.

19.1 **Pitch reinstatement - Request to reinstate the third pitch at Mowshurst as a half-size pitch for junior football. Currently a wildflower meadow.**

Members discussed this request and had reservations surrounding the costs involved, the suitability of the land and if this land was in the Nomads lease and,

Resolved: to confirm that the lease should be checked and costs investigated before bringing back to Committee in November.

19.2 **Signage - Request for Council to reinstate signage for Mowshurst and Edenbridge Nomads, which has been removed/taken. Cost for a sign measuring 420 x 594mm is £120.00.**

Members,

Resolved: to approve the request to reinstate signage for Mowshurst and Edenbridge Nomads and the

expenditure of £120.00.

19.3 Parking provision - Ongoing parking issues linked to the growth of football activity. Request for Committee to consider expanding the parking area. The area in question is the current grassed area next to the barn.

Members discussed the request to consider expanding the parking area at Mowshurst. It was noted that improved parking management would improve the current situation and costs to expand parking could prove to be prohibitive. Members,

Resolved: that costs should be investigated before a decision could be made, and to bring this back to committee in November.

20 Damage to the height restriction barrier at the entrance of Market Yard Car Park: To approve expenditure of £4,047 for a new barrier

Members noted that on or around 21 August a vehicle had caused irreparable damage to the height restriction barrier at the entrance of Market Yard Car Park. It appeared that an over height vehicle had driven or reversed into the gate causing it to bend and it was now not able to lock properly. The gate had been secured with a chain and padlock as a temporary measure.

The company who installed the gate had assessed the damage and had confirmed that although the posts were unaffected, the barrier arm had been damaged beyond economic repair and required replacement. The cost for a replacement barrier was £4,047.00 plus VAT. Members,

Resolved: to approve the expenditure of £4,047 for a new height restriction barrier, subject to confirmation that alternative quotations had been sought to establish best value, and that the cost could not be met through an insurance claim.

21 To receive a request from West Kent Housing Association to hold a community event in Stangrove Park on 28 October

West Kent Housing Association (WKHA) had requested holding a small event in Stangrove Park.

The event was to advertise the work WKHA do in Edenbridge, especially focusing on their Youth Services and the HOUSE projects. They were hoping to have a few other partners including the Fire Brigade join them in Stangrove Park, close to the Leisure Centre. The same area that was used for the summer family fun days. They were hoping to hold the event during the October half term on Tuesday 28 October from 2-4pm. Members,

Resolved: to approve the request for WKHA to hire an area of Stangrove Park, at no charge for a community event.

22 2025-26 Streetlight programme update

Members were reminded of the replacement programme for the current year. The invoices to UKPN were paid in June, but had not been matched to the jobs so had not booked in. Streetlights were liaising with UKPN for dates. It was hoped these works could be completed by the end of 2025.

Members also noted that the redundant column on Four Elms Road/Fircroft Way - where the four new KCC lights were - had been paid and works were booked in for 2 December 2025.

22.1 To consider request for new streetlight – Church Street (near Cemetery Gates)

The Council received several requests from residents for the installation of a new streetlight on Church Street near the cemetery gates and footpath, to improve visibility and public safety.

It was noted that a new column could require planning permission as it would be positioned on the highway. Estimated installation costs were in the region of £4,000, subject to a formal quotation from UKPN. Should the proposal proceed, UKPN would be contacted for cable drawings to determine the most suitable location.

A letter was in the process of being circulated to residents of Church Street advising of the

proposal and highlighting a viable location close to the cemetery gates. The lantern would be fitted with the same LED units used elsewhere in Edenbridge, with light directed downwards to avoid unnecessary spill onto private property. Members,

Resolved: to confirm to proceed with seeking planning permission for the installation (if required) of a new streetlight in Church Street and obtaining a formal quotation from UKPN, and to submit a CIL bid to the CIL Board to cover the costs.

23 News Release

24 Date of next meeting - 10 November 2025

Members noted the date of the next meeting.

The meeting ended at 20:44