Parish Council

Members of Lympne Parish Council are summoned to attend a meeting of Lympne Parish Council to be held on Wednesday 11th November 2026 at 7 pm at The Committee Room Lympne Village Hall

AGENDA

1. **APOLOGIES.** Members who cannot attend are reminded to direct their apologies and the reason for their absence to the clerk.

2. **DECLARATIONS OF INTEREST**

   a. To declare any personal interests in items on the agenda and their nature.
   b. To declare any prejudicial interests in items on the agenda, councillors with prejudicial interests must leave the room for the relevant items.

3. **ACCEPTANCE OF THE MINUTES OF THE COUNCIL MEETING HELD ON THE 7th October 2026.**

4. **PUBLIC SESSION**
   Members will propose an adjournment to allow Public Participation.
   Standing Orders provide members of the public with the opportunity to speak at Council meetings. The allotted time for Public Participation is 15 minutes, and each person may speak for no more than 3 minutes, at the chair's discretion.
   At the end of the Public Participation section, the Council meeting will resume.

5. **CHAIR'S REPORT/UPDATES**

6. **MEMBERS' REPORTS**

7. **CLERK'S REPORT**

8. **INVITED SPEAKERS**

9. **CORRESPONDENCE AND COMMUNICATION, AND TO DEAL WITH ANY MATTERS ARISING**

10. **PLANNING**

Application Number	Location	Details
Y19/0257/FH	**Otterpool Park Development, Ashford Road, Sellindge, Kent**	**SEE RECONSULTATION LETTER AT END OF THIS AGENDA**
26/1447/FH	**Lympne Castle, The Street, Lympne, Hythe, CT21 4LQ**	**Change of use of field to car parking (retrospective).**
26/1733/FH	**Lympne Castle, The Street, Lympne, Hythe, CT21 4LQ**	**Listed Building Consent for the erection of a 1.8m ragstone wall.**
26/1671/FH	**Honeypot Farm, Aldington Road, Court-at-street, Hythe, CT21 4PH**	**Variation of conditions 2 (approved plans) & 3 (external materials) of planning permission 25/1936/FH to**

		allow for amended fenestration, Juliet balconies, omission of apex glazing & revised slate roof covering.

11. BUDGET 2027-2028.
Members will consider the draft budget for acceptance.

12. PRECEPT DEMAND 2027-2028.
Having considered the budget at item 11, members will consider and propose the precept demand for 2027-2028.

13. STANDING ORDERS AMENDMENTS
To review and consider delegated powers exercisable by the Proper Officer.

14. YOUTH CLUB UPDATE.

15. VILLAGE HALL CAR PARK VENDING MACHINE PROPOSAL.

16. MANOR FARM CLOSE PLAYPARK- TO CONSIDER ADOPTION BY THE PARISH COUNCIL.

17. PROPOSAL TO CONSIDER THE COMMUNITY AREA WITHIN VILLAGE SHOP FOR THE MEN IN SHEDS PROJECT.

18. FINANCE
- **a. Bank Reconciliation**
- **b. Review of transactions and budget**
- **c. Payments for Authorisation**

19. DATE OF NEXT MEETING-
11th November 2026, 7 pm at the Committee Room, Village Hall, Lympne

J. Lawrence

PARISH CLERK 4TH November 2026

PLANNING MATTER- INFORMATION

PJ:1 DAVID LOCK ASSOCIATES

30th September 2026 Our

Ref: OTT00l/N/AF

Dear Sir/Madam

SUBMISSION OF PLANNING UPDATE PACK TO SUPPORT OUTLINE PLANNING APPLICATION FOR OTTERPOOL PARK (Y19/0257/FH)

We are writing to inform you that a suite of updated documents has been submitted to the planning department at Folkestone and Hythe District Council (FHDC) in respect of the Outline Planning Application (OPA) for development at Otterpool Park.

As landowners/neighbours, you will have been served notice of the application in 2019. Whereas the applicant is not obligated to re-serve a notice confirming additional information is being submitted, given the length of time since the original submission, it was felt that an additional notification would be appropriate.

History of the Application

The OPA was originally submitted in 2019 and was subsequently the subject of a resolution to grant planning permission by FHDC's Planning and Licensing Committee in April 2023, subject to planning conditions and completion of the necessary planning obligations.

A review of the Otterpool Park OPA commenced in early 2025. Working with Otterpool Park LLP (the delivery vehicle for Otterpool Park), Homes England (the housing delivery arm of the Government), FHDC and Kent County Council (KCC), the review looked to ensure that any future planning permission is robust, based on up-to-date evidence and best practice since tt,e resolution to grant, and deliverable over the lifespan of the development.

Changes to the 2019 (as updated in 2023) application

The description of development remains unchanged, and the proposals continue to comprise a comprehensive residential-led mixed-use Garden Town development of up to 8,500 homes supported by employment, education, community, retail, leisure, green infrastructure and transport facilities. There is also no change to the red line boundary as a result of this updated submission pack. There are two parts to the updates provided;-

!. updates to the OPA; and
2. updates and additional submissions to support the delivery of early homes.

DAVID LOCK ASSOCIATES LIMITED
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MK9 38P

DAVID LOCK ASSOCIATES

1. *Updates to the OPA*

Updates to the OPA include the following;

- Passage of time updates and amendments to the approach/methodology to reflect changes in national policy;
- Added flexibility and improved simplicity to the Parameter Plans addressing potential barriers to delivery;
- Removal of alternative set of Parameter Plans to reflect the implementation of the waste facility;
- Changes to wider ES Strategies to reflect an updated approach, e.g. Transport and Advanced Planting;
- Updates to the ES to reflect the passage of time, updates to guidance/methodology and any amends to cover the above;
- Updates to other approved documents such as the Development Specification and Strategic Design Principles to reflect the need for flexibility and their role in a tiered planning permission;
- Updated 5106 Heads of Terms and Conditions to ensure CIL compliance and position on the EHP including the creation of a separate EHP 5106 to enable delivery; and
- Additional documents to support the delivery of the EHP.

2. *The Early Homes Parcel (EHP)*

In targeting the early delivery of housing at Otterpool Park, the LLP have identified an Early Homes Parcel (EHP) within the Hillhurst Farm part of the Site which will deliver up to 300 homes. The delivery of this parcel will come forward under the Outline Planning Permission which will enable quicker delivery.

The EHP has been developed so that it can be delivered as the first homes for Otterpool Park remaining fully integrated with, and supportive of, the wider Garden Town vision. Rather than being developed as a standalone development, the EHP has been developed from the Committee approved site-wide framework and design principles established through the original OPA submission, ensuring that it forms an integral component of the long-term masterplan.

The EHP seeks to deliver the same core ambitions as the wider Otterpool Park development, including:

- A landscape-led Garden Town.
- Approximately 36% green and blue infrastructure within the parcel.
- Biodiversity enhancement and ecological connectivity.
- Integrated sustainable drainage systems.
- High-quality public realm and play spaces.
- Sustainable transport and active travel.
- Climate-resilient and energy-efficient development.
- Strong relationships between homes, landscape and community infrastructure.

The proposals reflect and reinforce the approved Otterpool Park vision, ensuring that early delivery supports the long-term objectives,

character, landscape structure and placemaking ambitions of the wider development.

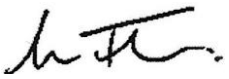
Where to view the updated package of information

Should you wish to view the updated suite of documents, you will be able to view them at the following locations:

On the Council's website
Planning Application: Y19/0257/FH

On the development website
www.otterpoolpark.org

Yours sincerely,



ANDY FISHER PARTNER