

# Aylesford Parish Council

## Planning Committee

### Minutes of the Meeting held on Tuesday 22<sup>nd</sup> August 2023 at Aylesford Parish Council Office, Aylesford.

**Present:** Councillors Smith (Chairman), Balcombe, Beadle, Mrs Birkbeck, Chapman, Craig, Mrs Eves, Mrs Gadd, Gledhill, Rillie, Rowe, Sharp, Shelly, Sullivan and Walker.

**In Attendance:** Melanie Randall (Clerk)

**Apologies:** Councillors Ms Dorrington, Fuller, Mrs Ogun and Ms Oyewusi

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#### 1. Apologies for Absence

Apologies for Absence from Councillors Ms Dorrington, Fuller, Mrs Ogun and Ms Oyewusi were received and the reasons for absence agreed.

#### 2. Declarations of Interest

There were no declarations of interest additional to those contained in the Register of Members Interests.

#### 3. Minutes of the last meeting held on Tuesday 8<sup>th</sup> August 2023

It was **Resolved** that the Minutes of the meeting held on Tuesday 8<sup>th</sup> August 2023 be approved as a correct record and signed.

#### 4. Planning Applications

##### 4.1 TM/23/01505/TPOC - 31 Walsham Road, Walderslade

Remove 2 tree stumps in rear garden. Standing in W6 of woodland order

It was **Resolved** to raise **No Objection**

##### 4.2 TM/23/01624/RD - 6 Mill Lane Blue Bell Hill

Details of condition 3 (Parking layout) submitted pursuant to planning permission TM/22/02836/FL (Change of use from class C3 (residential) to class C2 (Residential institutions) for children services)

It was **Resolved** to note the Condition.

#### **4.3 TM/23/01625/FL - The Oast House Great Cossington Farm Pratling Street Aylesford North**

Installation of 14x roof PV panels

It was **Resolved** to raise **No Objection**

#### **4.4 TM/23/01545/TPOC - 37 Birch Crescent, Aylesford South**

Reduction of Birch tree within rear garden to previous reduction height and shaping of tree. Area A1 of Tree Preservation Order

It was **Resolved** to raise **No Objection**

#### **4.5 TM/23/01644/FL - 8 Hurst Hill, Walderslade**

Change of use from a garage (use class C3) to a dog grooming parlour (use class E(c)(ii))

It was **Resolved** to raise **An Objection** – **there are currently limited parking for visitors, Hurst Hill is a tight cul-de-sac. Neighbours could be inconvenienced by vehicles blocking their access while dropping off and picking up their animals. Dog fouling and urination could become an issue, the business owners should maintain the area to an acceptable standard. Noise from barking dogs.**

### **5. Any Other Correspondence**

#### **Planning Application Justification Factors – Laminated Copies**

The Clerk informed the committee that she had laminated 20 copies of the Planning Application Justification Factors for members use during planning committee meetings. The sheet gives examples of the things that are reasoned justification for proper planning grounds. They are not to be taken away but given back to the Clerk at the end of the meeting. A Councillor asked the Clerk if she could email the document to all members. The Clerk will action this.

#### **Planning Process**

The Clerk asked members to consider if they are happy with the current process, as changes can be made so the system works better. After discussion it was **Resolved** that the current way works very well, so planning applications will continue to be sent out in Wards along with the List B. Members will not be required to respond to the office, but if they wish to raise an objection then they can send that to the office copying in all other members for their Ward and the Planning Committee Chairman and Vice Chairman. It will remain the responsibility of members to raise any objections or points at the meeting, even if they have emailed them to the office. The ‘Proposed Comment’ part on the agenda will be removed.

### **Correct way to access land of a proposed Planning Application**

A query was raised regarding the correct process for accessing private land that is subject to a proposed planning application. The landowner would have to give their consent for access to be granted.

### **6. Duration of Meeting**

7.30pm to 7.56pm