

# Aylesford Parish Council

## Planning Committee

### Minutes of the Meeting held on Tuesday 23<sup>rd</sup> November 2021 at Capel Morris Centre, Aylesford

**Present:** Councillors Smith (Chairman), Balcombe, Ms Dorrington, Mrs Eves, Mrs Gadd, Gledhill, Ludlow, Rillie, Sharp, Shelley, Sullivan and Winnett.

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

**Apologies:** Councillors Fuller, Oyewusi, Walker and Williams

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#### 1. Apologies for Absence

Apologies of Absence from Councillors Fuller, Ms Oyewusi, Walker and Williams were received and the reason for absence agreed.

#### 2. Declarations of Interest

There were no declarations of interest additional to those contained in the Register of Members Interests except for Mrs Gadd declared an interest in item 4.2 as they are neighbours and took no part in the discussion or decision.

#### 3. Minutes of the last meeting held on 16<sup>th</sup> November 2021

It was **Agreed** that the Minutes of the meeting held on 16<sup>th</sup> November 2021 be approved as a correct record and signed.

#### 4. Planning Applications

##### 4.1 TM/21/02639/TPOC – 20A Sycamore Drive, Aylesford South

Holly tree situated at the front of the garden to be felled.

It was **Agreed** to raise **No Objection**

##### 4.2 TM/21/02675/TPOC – 27 Birch Crescent, Aylesford South

T1 - T5 Chestnuts - reduce in height by 5m leaving finished height 19m and cut back where hangs over fence line by 3m leaving finished length 3m (trees are located in Woodlands Road ME20 6HA - T1 in No. 165, T2 & T3 in No. 163, T4 in No. 159, T5 in No. 157)

It was **Agreed** to raise **No Objection**

#### **4.3 TM/21/02703/FL – 205 Lower Warren Road, Blue Bell Hill**

Two storey and first floor side extension.

It was **Agreed** to raise **No Objection**

#### **4.4 TM/21/02733/FL – 89 Hallsfield Road, Walderslade**

Garage conversion to a study and extended crossover to frontage

It was **Agreed** to raise **No Objection**

#### **4.5 TM/21/02748/FL – 244 Bull Lane, Eccles**

Retention of the existing dwelling and the erection of 3 No. additional dwellings with amenity space, parking, landscaping and access

It was **Agreed** to raise **No Objection**

#### **4.6 TM/21/02768/LDP – 10 Roman Close, Blue Bell Hill**

Lawful Development Certificate Proposed: rear extension

It was **Agreed** to raise **No Objection**

#### **4.7 TM/21/02777/TPOC – 12 Catkin Close, Walderslade**

T1 Sweet Chestnut - reduce tree top of the tree to previous cut points removing approximately 2m. Shape the remaining crown accordingly, T2 Sweet Chestnut - reduce and shape the crown by 2m and T3 Field Maple - reduce and shape crown by 2m

It was **Agreed** to raise **No Objection**

#### **4.8 TM/21/02816/FL – 2 Great Cossington Farm Cottages Pratling Street, Aylesford North**

Convert the central part of the building which is a derelict barn into 2 additional properties. The 2 properties at either end (No 1&2) partially wrap round the rear and will require alterations to create the even split in different properties. Each house will have a modest garden and adequate parking provided

It was **Agreed** to raise **No Objection**

#### **4.9 TM/21/02817/FL – 2 Walsham Road, Walderslade**

Proposed single storey rear extension

It was **Agreed** to raise **No Objection**

#### **4.10 TM/21/02838/RD – Land South of London Road and East of Hermitage Lane, Aylesford South**

Details of condition 5 (phasing plan) pursuant to planning permission TM/17/01595/OAEA (Outline Application: The erection of up to 840 dwellings (Including affordable homes) with public open space, landscaping, sustainable drainage systems, land for a Primary School, doctors' surgery and for junction improvements at Hermitage Lane/A20 junction, and a link road between Poppy Fields roundabout and Hermitage Lane. Vehicular accesses into the site from Poppy Fields Roundabout and Hermitage Lane. All matters reserved with the exception of means of access)

It was **Agreed** to raise a **Strong Objection to this application for reasons listed: -**

- **Lack of Green Belt Land Protection**
- **Lack of infrastructure in this area i.e. roads, sewage systems, footpaths, cycle paths**
- **Not enough schools, doctors, libraries and an open green space**
- **There will be more cars on the roads around the area, ambulances and people visiting the hospital as outpatients and visitors of patients will have difficulties getting to and from Maidstone Hospital.**

#### **4.11 TM/21/02864/WAS - Allington Waste Management Facility Laverstone Road Allington**

Section 73 application to amend conditions (2), (4), (5), (10), (12), (13), (16), (18), (19), (20), (25), (27), (28), (30) and (31) attached to planning permission TM/20/62 (as amended) to permit amendments to Household Waste Recycling Centre (KCC Ref: KCC/TM/0216/2021)

It was **Agreed** to raise **No Objection**

#### **4.12 TM/21/02861/FL – 60 Hurst Hill, Walderslade**

Single storey rear and side extension

It was **Agreed** to raise **No Objection** as long as it does not damage the neighbouring property

#### **4.13 TM/21/02870/FL - Amenity Land South of 32 Hengist Drive, Aylesford South**

Erection of detached single storey building in use class E(g)

It was **Agreed** to raise **No Objection**

#### **4.14 3TM/21/02882/FL – 30 Gorse Crescent, Aylesford South**

Construction of an attached garage and new vehicular cross over

It was **Agreed** to raise **No Objection**

#### **4.15 TM/21/02890/AT – Unit 4 South Aylesford Retail Park Quarry Wood Industrial Estate, Aylesford South**

1no internally illuminated econoflex box sign (14340 x 2455mm), 1no Vinyl (help message above door) 11715 x 860mm) and 2no window vinyls (1120 x 2270mm) (1120 x 2100mm)

It was **Agreed** to raise **No Objection**

#### **4.16 TM/21/02866/FL – Land East of Little Preston Yard and North of M20 Coldharbour Lane, Aylesford South**

Construction of five buildings to provide six units for industrial processes (Use Class E(g)(iii)); industrial (Use Class B2); and/or storage and distribution (Use Class B8)) purposes, with ancillary offices and associated landscaping, car parking, servicing and access arrangements

It was **Agreed** to raise **No Objection** however the Council would like to comment that there is a very popular footpath running through this site that is used by many walkers and cyclists and if this development is granted the Council would like to see this developed in a positive way for better use. There are currently empty warehouses in the Aylesford area both for sale and rent.

#### **4.17 TM/21/02760/FL – Development Site Eastern Part of Former Aylesford Quarry Rochester Road, Aylesford North**

Temporary change of use to vehicle storage until 31<sup>st</sup> December 2022

It was **Agreed** to raise **No Objection**

#### **4.18 TM/21/02764/TPOC – 21,23,25,27,29, and 31 The Avenue, Aylesford South**

Reduce the Beech Trees height of new growth and side branches by 4m in rear gardens (21,23,25,29 and 31)

It was **Agreed** to raise **No Objection**

#### **4.19 TM/21/02911/FL – 24 Russell Road, Blue Bell Hill**

Erection of a garden room

Proposed comments – **Objection, the proposed garden room would be significantly ahead of the main property and would be out of keeping with the existing sight line and would look completely out of character with the street scene in an area of O.N.B.**

#### **4.20 TM/21/02932/FL – 26 Papion Grove, Walderslade**

Proposed single storey rear extension following demolition of existing conservatory damaged by tree

It was **Agreed** to raise **No Objection**

#### **4.21 TM/21/02968/TPOC – Land Opposite Hall Road London Road, Aylesford South**

T1061 Sycamore to remove major deadwood; T1062 Oak to reduce crown height and lateral branch length by maximum 4m reducing back to appropriate growth/pruning points retaining furnishing growth; T1064 Sycamore to fell to ground level; T1065 Norway maple to reduce crown from buildings and structures for maximum 2m clearance reducing back to appropriate growth/pruning points; and T1080 Field maple to crown lift to 2.5m over footpath

It was **Agreed** to raise **No Objection**

#### **4.22 TM/21/02971/LDP – 43 Holtwood Avenue, Aylesford South**

Lawful Development Certificate Proposed: extension of existing drop kerb to drive way

It was **Agreed** to raise **No Objection**

### **5. Any Other Business/Correspondence**

The Clerk informed the Council that she had received an email from Nexus Planning regarding the proposed commercial development in Forstal Business Park, Land North of Pratling Street, Aylesford that they have submitted the outline planning application.

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

7.30pm to 7.45pm