

AYLESFORD PARISH COUNCIL

TUESDAY 5 AUGUST 2014

PLANNING COMMITTEE MINUTES

Present: Cllrs Gledhill (Chairman), Ambrose, Base, Elvy, Fielder, Mrs Gadd, Rillie, Smith, Tiller, Winnett, Wright

In attendance: Mr Harris, Clerk Mrs Collier, Deputy Clerk

Apologies: Cllrs Balcombe, Mrs Brooks, Homewood, Ms Hurley

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1. **Declarations of Interest**

Cllr Tiller declared an interest in item 10. TM/14/02213 as the applicant and took no part in the discussion or decision.

There were no other declarations of interest additional to those contained in the Register of Declarations of Interest.

2. **Apologies** - Noted.

3. **PLANNING APPLICATIONS**

1. TM/14/01105 **7 Rowan Close, Aylesford South**
Demolition of existing double garage and construction of 3 bedroom detached dwelling with associated parking

Parish Council Comments: No objection

2. TM/14/01856 **Unit 1B Burnt Ash Road, Quarry Wood, Aylesford South**
One externally illuminated fascia sign to the southern elevation and two non illuminated signs to the northern elevation. Amended proposal description

Parish Council Comments: No objection

3. TM/14/01917 **Preston Hall, Aylesford South**
Roof details relation to conversion of Preston Hall to 36 dwellings under TM/14/01611.
Amended details submitted indicated revised eaves detail

Parish Council Comments: No objection

4. TM/14/02055 **10 Walsham Road, Walderslade**
Silver birch – reduce eastern branches to clear building by 2m; Hornbeam – coppice eastern stem due to close proximity to buildings. Reduce remaining canopy by 30%; Sweet chestnut – coppice and allow to regenerate. Amended proposal description

Parish Council Comments: No objection

5. TM/14/02098 **27 Sheraton Court, Walderslade**
Proposed 2 storey rear extension to form dining area at ground floor and bedroom 4 at first floor level. Existing conservatory to be demolished

Parish Council Comments: Strong objection. This is overdevelopment of a site with a very small garden. In April 2013, despite Parish Council objections, TMBC granted permission for the removal of an oak tree because it was too close to the house. There is a second mature oak in the garden which would be closer to the extension than the original was to the house.

6. TM/14/02158 **308 Robin Hood Lane, Blue Bell Hill**
Thin canopy by 25%. Prune back limb (2-3 m) which overhangs neighbour to fence line. Prune back limb which overhangs side entrance by 2–3 m. Remove all major deadwood. Lift the canopy to crown break.

Parish Council Comments: No objection

7. TM/14/02164 **Land at Warren Road, Blue Bell Hill**
Erection of a stable block and the change of use of land for the keeping of horses

Parish Council Comments: No objection

8. TM/14/02173 **Unit 4A, Lower Bell Industrial Estate, Old Chatham Road, Blue Bell Hill**
Change of use to private ambulance station

Parish Council Comments: No objection

9. TM/14/02204 **North of Sewage Works, Aylesford (Eccles)**
Mature Ash tree – fell. Dead Ash tree – fell. Description of application has been amended.

Parish Council Comments: No objection

10. TM/14/02213 **Podkin Meadow (part), Blue Bell Hill**
Change of land use from agriculture to garden

Parish Council Comments: No objection

11. TM/14/02269 **4 Walsham Road, Walderslade**
Poplar – remove (too close to property); Silver Birch – crown lift to 4m and remove one low stem; Poplar – remove (too close to property); Poplar – remove one branch over highway and one stem over footpath; Maple – remove; Remaining trees overhighway – lift crowns to highway standards

Parish Council Comments: No objection

12. TM/14/02271 **11 Sadlers Close, Walderslade**
Single storey extension, creating an entrance hall and small study

Parish Council Comments: No objection

13. TM/14/02285 **6 Holtwood Avenue, Aylesford South**
Single storey side extension for use as a woodstore
Revised drawing received showing alterations to the footprint and roof

Parish Council Comments: No objection

14. TM/14/02319 **168 Woodlands Road, Aylesford South**
Remove 2 conifers (excess shading)

Parish Council Comments: No objection

15. TM/14/02320 **233 Woodlands Road, Aylesford South**
Remove Pine (and 2 ornamental conifers – non woodland species)

Parish Council Comments: No objection

16. TM/14/02322 **9 Bridge Place, Aylesford North**
Single storey rear extension and enlargement of balcony

Parish Council Comments: No objection provided this proposal is acceptable to neighbours

17. TM/14/02323 **7 Victoria Road, Walderslade**
Erection of a single storey front extension to link house with garage and conversion of part of garage to utility room

Parish Council Comments: No objection

18. TM/14/02374 **9 Brassey Drive, Aylesford South**
Small mature silver birch – fell

Parish Council Comments: No objection

19. TM/14/02382 **Land North of Bridleway MR24, Rochester Road, Burham (Eccles)**
Construction of timber stabling and fodder store and access for private use. Change of use from agricultural to a mixed agricultural/equestrian use

Parish Council Comments: No objection

20. TM/14/02394 **No 1 Area Traffic HQ, London Road, Aylesford South**
Installation of slimline lattice tower with three aerials, two dish antennas and one GPS antenna, the installation of a ground based cabin and palisade security fencing as an amendment to the development permitted by TM/14/00649

Parish Council Comments: No objection

21. TM/14/02403 **Preston Hall, London Road, Aylesford South**
Listed Building Application: Approval of window details

Parish Council Comments: No objection

22. TM/14/02422 **Thickets, 251 Woodlands Road, Aylesford South**
Demolition of single garage and construction of a detached double garage. Double and single storey rear extensions and alterations to house with landscaping and associated works

Objection. This is considered an overdevelopment of the site.

Amended 11 August 2014 – No objection

23. TM/14/02455 **Unit 12 Yew Tree Industrial Estate, Mill Hall, Aylesford South**
Vary planning condition TM/84/883 to allow working until 6pm on Saturdays

Parish Council Comments: No objection

24. TM/14/02461 **22 Finch Close, Aylesford South**
Pollard 3 x sweet chestnut to a height of approx. 7m.

Parish Council Comments: No objection

4. DETERMINATIONS

TM/14/0199 **8 Holtwood Avenue, Aylesford** - Thin crown of Atlas Cedar
Parish Council – No objection. TMBC Refused

TM/13/03147 **Land East of Hermitage Lane** – 500 residential dwellings
Parish Council – Objection. TMBC Refused

TM/14/02198 **St Peters CofE Primary School, Aylesford** – Tree works
Parish Council – No objection. Application not proceeded with.

TM/14/00910 **133 Hermitage Lane, Maidstone** - Demolition two bed property and erect 4 bed property. Parish Council – No objection. TMBC Refused.

TM/14/01460 **Endeavour House, 259 Forstal Road, Aylesford** - Change of use to storage.
Parish Council – Objection. TMBC Approved.

TM/14/01569 **5 Mill Lane, Blue Bell Hill** - Erection of two houses
Parish Council – Objection. TMBC Approved.

5. ANY OTHER BUSINESS/CORRESPONDENCE

1. **466 Maidstone Road, Chatham** – TM/13/03073 – Demolition of existing outbuilding and erection of a new four bed house. TMBC Refused – PC had no objection. Appeal made. *Noted.*

There being no further business, meeting closed at 8.05pm.