

Aylesford Parish Council

Planning Committee

Minutes of the Meeting held on Tuesday 5th September 2023 at Aylesford Parish Council Office, Aylesford.

Present: Councillors Smith (Chairman), Balcombe, Chapman, Craig, Ms Dorrington, Mrs Eves, Mrs Gadd, Gledhill, Rillie, Rowe, Ms Ogun, Ms Oyewusi, Sharp, Shelly and Sullivan.

In Attendance: Melanie Randall (Clerk)

Apologies: Councillors Mrs Birbeck, Fuller, and Walker

1. Apologies for Absence

Apologies for Absence from Councillors Mrs Birbeck, Fuller and Walker 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 22nd August 2023

It was **Resolved** that the Minutes of the meeting held on Tuesday 22nd August 2023 be approved as a correct record and signed.

4. Planning Applications

4.1 TM/23/00891/FL - Land Rear Of 87 To 91 Mackenders Lane, Eccles

Land Rear Of 87 To 91 Mackenders Lane Eccles Aylesford Kent
Demolition of existing poly tunnel and construction of 2 No. dwellings

It was **Resolved** to raise an **Objection** on the following points:

Access – there is clearly an issue with regards to emergency services accessing the site. It appears from the comments by the Kent Fire and Rescue Service regarding the first two applications that adequate provision had not been made for a fire appliance turning point. It is unclear in the current application if adequate provision has now been made, if not and access requirements for emergency services has not been met then this application should be refused as Fire Service access provisions are a requirement.

Overbearing Nature of the Proposal – the Council is of the opinion that this proposal would be overbearing for the site/area, and there is no need for these dwellings in this location.

Planning History of the Site – this is the third application submitted since October 2021, with the first one having been withdrawn and the second one refused by TMBC. The comments by Kent Fire and Rescue have not changed throughout, the applicant seems not to have taken their points into consideration before resubmitting the proposal. If they have then it is not clear in the documents/plans provided for public viewing.

4.2 TM/23/01718/TNCA - 11 Holtwood Avenue, Aylesford

Crown reduction of three Sweet Chestnut trees in our back garden by up to 25% of its current size, plus remove smaller branches that go up each of the main tree trunks, to a point where the main trunk splits.

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

4.3 TM/23/01754/TPOC - 194 Woodlands Road, Aylesford

Applicants Tree references: T1 - Larger Sweet chestnut - rear boundary: - reduce lowest branches up to a height of 6m back to boundary to allow light though to neighbouring garden removing 5m of growth. T2 - Sweet chestnut - smaller tree that has been pollard' previously that overhangs neighbours garden to rear: - re pollard removing 4m of growth. T3 - Sweet chestnut directly behind summer house: - re pollard to previous points removing 4m of growth. T4 - Holly - rear boundary adjacent to T2 in corner of property – cut back to boundary. Reasons for works: Prudent tree management, to reduce trees growing over neighbouring garden given over extension for southerly light. Trees part of Tree Preservation Order.

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

4.4 TM/23/01740/TPOC - 228 Bull Lane Eccles, Aylesford

Walnut tree 30% crown reduction removing 2m of height and spread to provide sufficient clearance to house, neighbouring property, and bus stop. T4 of Tree Preservation Order.

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

4.5 TM/23/01794/TPOC - 7 Marston Walk, Walderslade

T1. Oak. Current height & lateral spread of 12m x 12m. Proposed is the crown raising to 4m, internal thinning by 15% & crown reduction of approx 25%, so leaving a crown of 9 m high with lat spread of 9m. Reason is to alleviate branches that currently sweep the house & to re balance the crown. T2. Oak. Current height & lateral spread of 22m x 12m. Proposed is the crown raising to 4m, similar internal thinning by 15% & crown reduction of approx 20%, leaving a balanced, overall crown of 17m high with lat spread of 8m. Reason is to allow more light into the rear garden & rear of house. Both trees are in the garden area T1 standing to the front and T2 standing to the rear, within the TPO.

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

4.6 TM/23/01803/FL - 1 The Avenue, Aylesford

Proposed single storey rear extension.

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

4.7 TM/23/01804/TPOC – 37 Oaks Dene, Walderslade

Oak Tree (in land to rear)- Remove dead wood/ branches and lift canopy. Standing in W6 of woodland order.

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

4.8 TM/23/01806/TNCA - Holtwood Avenue, Aylesford

1 x Yew (standing outside number 5), 1 x Chestnut (standing outside numbers 17 and 21) and 1 x Birch (standing outside number 22) - Lift to 6m above ground level (and sever Ivy).

It was **Resolved** that the Clerk enquire as to who the applicant is. The comment will then be agreed on email by the Aylesford South Members and the Planning Committee Chairman and Vice Chairman. Under S101 Delegated Powers the Clerk has the power to respond to Planning Applications outside of the Planning Committee, therefore it is this power that will be used to comment on this application.

5. Street Naming Consultation for Land South of London Road and East of Hermitage Lane, Aylesford South.

The Council did not like any of the suggestions put forward by the developer. The Clerk will report back to the Street Naming department at TMBC. **Resolved**

6. Any Other Correspondence

There was no Other Correspondence

7. Duration of Meeting

7.30pm to 7.51pm