

BEARSTED PARISH COUNCIL.

Minutes of a meeting of Bearsted Parish Council Planning Committee held on the 20th December 2016 at the KGV Hall at 8.00 pm.

Councillors present:

Cllr. Richard Ash.

Cllr. Graham Farrow.

Cllr. Pat Marshall MBE.

Cllr. Tony Ryan.

The meeting was chaired by Cllr. Ash and was recorded.

Also in attendance were 7 members of the public and apologies had been received from 2 further members of the public. All related to 29, The Landway.

1. Apologies for absence.

None had been received. Cllr S Camp was not in attendance.

2. Disclosures of Interest or Lobbying.

All members knew the owner of 51, Fauchons Lane, a fellow Councillor. Members had been lobbied in relation to 29, The Landway.

3. Minutes of the last Planning meeting held on the 15th November 2016.

These minutes were signed as a true and correct record by the Chairman.

4. Matters arising from the last minutes.

None

5. Planning applications for consideration.

Planning application 16/507816/F Land to the rear of 29, The Landway. Construction of 2 new 5 bed dwellings with associated landscaping, garages and parking facilities was brought forward as it was of interest to all members of the public.

Various members of the public spoke against this application and Councillors voted unanimously to OBJECT to this application based on (1) Overlooking and loss of privacy in respect of properties in Ames Avenue which lies approximately 2-3 metres below the application site. It is members understanding that for every metre in height above, a property should be an extra 2 metres away and this is not met for the property behind numbers 1 and 2 Ames Avenue. (2) There will be extra vehicular movements and an increase in noise and air pollution in the cul de sac. (3) There will be a loss of light to the homes and gardens of properties in Ames Avenue. (4) The amount of hard standing raises issues relating to the soak away of rainfall. (5) The development does not respond positively to enhance the character of the area.

16/507887/F 8 Windmill Heights. Demolition of existing conservatory and erection of a single storey side extension. NO OBJECTION.

16/507830/F 28 The Grove. Proposed 2 storey side and rear extension. Members voted to refuse



this application for the reasons that the development erodes the space between the neighbouring property and creates a terrace like effect. It will create a property out of scale and proportion to the original house. The development is an inappropriate over intensive form of development detrimental to the amenities of adjoining residential properties.

16/507712/F Tremayne Church Lane. Removal of existing hedge to provide temporary access (part retrospective). NO OBJECTION.

16/506531/F Gore Cottage Ashford Road. Creation of oak framed garage with clay tiled roof. NO OBJECTION.

16/508037/TPO 51 Fauchons Lane. TPO application to remove branches from 5 Ash trees and to remove the top 25 per cent of overhanging bough of a further Ash tree. Although the trees are in the property the applicant was a neighbouring property owner. NO OBJECTION.

16/508063/F 79 Merton Road. Erection of 2 storey side extension. NO OBJECTION.

16/508066/F Little Allington 9 Yeoman Lane. Creation of terrace on existing flat roof, enlarge existing dormer window to form access to terrace, enlarge existing rear window to form Juliette balcony. NO OBJECTION.

16/508113/F 6 Fauchons Lane. Loft conversion and roof alterations. NO OBJECTION.

16/508086/F. 1 Roseacre Gardens. 2 storey rear extension. NO OBJECTION.

16/508172/F. 183 Ashford Road. New hipped to gable end rear roof extension including new dormers and existing single storey rear extension parapet roof to be replaced with new pitched roof. NO OBJECTION.

16/508217/F 19 Cavendish Way. Rear single storey extension, external alterations, loft conversion with remodelling of internal space, dormer window incorporating Juliette. Balcony, additional velux windows and reused solar panels. NO OBJECTION.

16/508194/F. 16 Spot Lane. Proposed 2 storey side extension. NO OBJECTION.

16/508224/F. 4 Yeoman Lane. Remove existing garage/store and build new single storey side extension and rear extension incorporating 2 velux windows. NO OBJECTION. Members added that access needed to be maintained at all times to the doctors surgery on Yeoman Lane.

16/508187/F. 35 Roseacre Lane. 2 storey side and single storey rear extension including internal/ external alterations including velux windows and two dormer windows, external raised platform and widening of driveway. NO OBJECTION.

16/508161/F. 5 Ashford Road. Erection of single storey rear extension. NO OBJECTION.

6. Decisions made by MBC. No information available.

7. Matters for discussion. None



8. DONM. 17th January at 7-30 at Madginford Hall

There being no further business the meeting closed at 9-10pm

*A. S. Case*  
17 Jan 2017