



**Minutes of the Planning Committee meeting of Bearsted Parish Council held at King George V Memorial Hall, Manor Rise, Bearsted on Wednesday 21<sup>st</sup> July 2021 at 7.30pm**

Present: Cllr Graeme Hannington (Chair)  
Cllr Joanna Tribley (Vice Chairman)  
Cllr Richard Ash MBE  
Cllr Adam Powell  
Cllr Tom Jenkins

Also, in attendance was the Clerk, Erin Sugden and Joanne Upton.

**Reports from members of the public**

**None.**

- 1. Declarations of intention to record**  
The Chairman declared the meeting would be recorded for minuting purposes.
- 2. Apologies and absences**  
None received.
- 3. Declaration of Interests, Dispensations, Predetermination or Lobbying**  
None received.
- 4. Signing of the Minutes of the last meeting**  
Minutes of the meeting 23<sup>rd</sup> June 2021 were agreed and will be duly signed.
- 5. Administrator report**
- 6. Planning Applications for consideration** (Town and Country Planning Act 1990 s1p8)

Reference	Address	Application	Recommendations / Comments
21/502482/FULL	Chichele The Green Bearsted Maidstone Kent ME14 4ED	Erection of a garage with space above for ancillary accommodation and a home office serving the residential dwelling of Chichele.	Recommended for approval but would wish for there to be condition that it remains a part of the main building and not a separate dwelling.
21/503268/FULL	Tesco Bearsted Express 143 Ashford Road Bearsted Maidstone Kent ME14 4NE	Erection of single storey modular side extension and extension to existing storage area. Removal of existing canopy and fence	Recommended for approval.
21/503472/FULL	39 The Grove Bearsted Maidstone Kent ME14 4JB	Erection of a two storey side and front extension, including loft conversion with rooflights and rear dormers.	Recommended for approval.
21/503556/FULL	Tardis Roundwell Bearsted Kent ME14 4HN	Replacement pitched roof to the existing double garage (Part retrospective)	Recommended for approval.
21/503672/TPOA	25 Sandy Mount Bearsted Maidstone Kent ME14 4PJ	TPO Application for 1 x blossom tree - reduce height and width as show on tree photo.	Recommended for approval.
21/503585/FULL	Land West Of Church Road Otham Kent ME15 8SB	Proposal: Section 73 - Application for Variation of condition 30 (to vary the trigger point for the delivery of the Willington Street/Deringwood Drive improvements, to prior to occupation of 100 units, rather than prior to commencement above floor slab level) pursuant to application 19/506182/FULL (allowed on appeal) for - Residential development for 421 dwellings with associated access, infrastructure, drainage, open space and landscaping.	Recommend refusal in the strongest possible terms due to it conflicting with the restrictions put in place by the Planning Inspectorate and KCC. BPC request this application is called to committee.
21/503747/FULL	24 Yeoman Way Bearsted Maidstone Kent ME15 8PH	Erection of a single storey rear extension and side porch. Construction of front and rear roof extensions incorporating pitched roof dormer window to both side elevations and one window to front elevation	Recommended for approval.

21/503480/FULL	4 Fauchons Close Bearsted Maidstone Kent ME14 4BB	Demolition of existing side extension, and erection of a single storey side and front extension.	Recommended for approval.
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Plus, any additional applications received by the date of the meeting.

Reference	Address	Application	Recommendations / Comments
21/503097/FULL	1 Yeoman Lane Bearsted Maidstone Kent ME14 4BU	Demolition of side conservatory. Erection of two storey side extension, conversion of loft with insertion of front rooflights. Erection of single storey front extension with lean-to roof, creation of side cycle rack and E.V. charging point to side	Recommended for approval.

**7. Development of 19/501221/FULL (Land to The South of Cross Keys Lilk Meadow)**

No updates.

**8. Local Plan Review - Call for sites**

On the 26<sup>th</sup> July there will be a KALC Maidstone branch, leader and deputy are going to be in attendance and this subject is on the agenda.

**9. Application during recess**

Delegated powers to be used if there is a need for an extra ordinary meeting this will be called.

**10. Future agenda items**

Local Plan review – Call for sites.

Development of 19/501221/FULL (Land to The South of Cross Keys - Lilk Meadow)

Development of 14/506738/OUT (Barty Farm – The Sycamores).- (retaining wall)

**11. Date for the next meeting: 22<sup>nd</sup> September 2021.**

**There being no further business to transact, the meeting ended at 20.06 hrs.**

Signed.....

Date.....