



**A meeting of the Planning Committee, was held on
Wednesday, 11 January 2023 at 6pm,
at the United Church, Faversham Road.**

1/23P To note those present, to receive and consider for approval, apologies for absence and reasons given.

Present: Cllr Charles Ellis (Chair), Cllr Alan Cooper, Cllr Shafi Khan

Also Present: The Clerk and Cllr Diccon Spain.

Apologies: No apologies were received.

2/23P To declare any Disclosable Pecuniary Interests (DPIs), Other Significant Interests (OSIs) or Voluntary Interests (VIs) relating to items on the agenda.

None were declared.

3/23P To consider and adopt the Minutes of the Ordinary Planning Committee Meeting held on 22 November 2022

Resolved: Agreed the minutes of the meeting held on 22nd November as circulated were agreed and adopted as a true record by unanimous vote.

Action: Clerk to publish signed minutes on the website

4/23P Public Open Session for members of the public who may make representations, ask and answer questions and give evidence regarding items on the agenda or to suggest issues for discussion at a future meeting.

No public wished to make comment.

5/23P Planning applications –

a) To discuss and agree response to Planning application PA/2022/2784

Resolved: Agreed to object for the following reasons

1) too many houses in such a small area making the dwellings too close and the site extremely overcrowded and over infilling

2) out of character buildings for the area

3) the two dwellings to the rear of the site will further reduce the available garden space

4) Additional cars, a minimum of at least five more vehicles converging with the junction of Glebe Way and Lower Vicarage Road which are small width access roads, along with the historic three properties which already have access to it, and raising concern for this junction and impact on an already congested road

5) The development will also remove 3 to 4 on-road parking spaces and no plans where these will be relocated to

4) The footprint of the houses to the front appears to be much larger than that of the existing bungalow.

5) Proximity to existing properties look and a concern re reduction of their daylight

6) The houses at the rear of the site look that they will also cast shadow over existing gardens

7) The artist's impression of space shown seems not to be reflective of space available

8) Plans should consider the case for setting out policies to resist inappropriate development of residential gardens, for example where development would cause harm to the local area

Action: Clerk to file objection with Ashford Borough Council.

b) To note notified decisions made by ABC

Noted: No decisions are being received since change of Ashford Borough Councils planning application introduced.

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**c) To note applications received and agree comments/responses
/objections/support/extension to consider further.**

2022/2919 254 Canterbury Road – No objection to be raised

2022/2915 Ashford Rugby Club – No objection to be raised

2022/3043 12 Tudor Road – No objection to be raised

2022/2696 72 Meadowbrook Road – No objection to be raised

6/23P Items for inclusion on the next agenda

Action: Developments to be added to agenda when any updates or progression has been received or notified.

Action: Clerk to continue to liaise with developers.

7/23P Date of next meeting.

Resolved: Agreed that the next meeting to be on 11thFebruary 6pm-6:30pm prior to the Council meeting.

8/23P Close of meeting.

The meeting closed at 18:23