

# KENNINGTON COMMUNITY COUNCIL PLANNING COMMITTEE AGENDA

Agenda published 25 October 2023



**A meeting of the Planning committee  
was held on Monday, 30 October 2023, 6.00pm,  
in the United Church, Faversham Road.**

- 140/23P** To note those present, to receive and consider for approval, apologies for absence and reasons given.  
**Present:** Cllr Charles Ellis (Chair), Cllr John Seaton, Cllr Alan Cooper and Cllr Jac Wood  
**Also Present:** Cllr Chris Morley, 2 members of the public and the Clerk  
**Apologies:** Cllr Brian Vamey (Work) and Cllr Chacko Jacob  
**Not Present:** Cllr Shafi Khan
- 141/23P** To declare any Disclosable Pecuniary Interests (DPIs), Other Significant Interests (OSIs) or Voluntary Interests (VIs) relating to items on the agenda.  
**Noted:** By all present voluntary interest re agenda item 153/23 Cllr Cooper, Cllr Seaton and Cllr Morley all volunteers of the New Hayesbank  
**Action: Agreed** By All Councillors
- 142/23P** **Public Open Session**  
**Agreed:** By all present that any public could speak on or at the agenda item being discussed.
- 143/23P** To consider and adopt the Minutes of the Planning Committee Meeting held on 25 September 2023  
**Agreed:** By All Councillors consider at the next suitable meeting.  
**Action: Agreed** Clerk to add to next suitable agenda
- 144/23P** **Conningbrook Park Development: to note any update and discuss, agree any next steps/action.**  
**Noted:** No further update at this time, Clerk to continue to liaise with the developers.
- 145/23P** **Aldi Development: to note any update and discuss, agree any further next steps/actions.**  
**Noted:** No further update at this time, Clerk to continue to liaise with the developers.
- 146/23P** **Conningbrook Lakes Phase 2 (S19) Development: to note any update and discuss, agree any next steps/actions: to note any update and discuss, agree any next steps/actions.**  
**Agreed:** By All Councillors to raise at Council meeting, better communication, whether Cemetery lane and Bybrook can be included with development changes to roads and traffic systems  
**Action: Agreed** Clerk to raise a series of questions to Redrow ahead of Council
- 147/23P** **Orchard Farm Development: to note any update and discuss, agree any next steps/actions.**  
**Agreed:** By all Councillors to find out when the sign as agreed as PA/2023/0338, is under consultation, is this therefore a retrospective application  
**Action: Agreed** Clerk to write to ABC Planning and report back at next suitable meeting.

Signed:

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Dated:


30<sup>th</sup> Nov 2023

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- 148/23P** Trinity Lakes (S20) Development: to note any update and discuss, agree any next steps/actions.  
**Noted:** No further update at this time, Clerk to continue to liaise with the developers.
- 149/23P** East Mountain Lane Development: to note any update and discuss, agree any next steps/actions.  
**Noted:** No further update at this time, Clerk to continue to liaise with the developers.
- 150/23P** Planning applications –
- a) To note notified decisions made by ABC  
**Noted:** By all present those approved with conditions  
Planning Application: PA/2023/1585, Holmlea Farm T1 Dead and dangerous Beech, subject to group TPO/4/00022 (Candida and Svedala).
- b) To note applications received and agree comments/responses /objections/support/extension to consider further.  
**Agreed:** By All Councillors  
**PA/2023/1966:** 1 East Mountain Cottage, East Mountain Lane  
Proposal - Construction of second storey rear side extension – agreed to raise no objection  
**PA/2023/1721:** Little Goat Lees Bungalow, Ulley Road  
Proposal - Replacement dwelling following demolition of existing dwelling – agreed to raise no objection  
**PA/2023/1930:** 34, Park Road  
Proposal - Hip To Gable Roof Conversion with rear dormer and roof lights to front elevation – agreed to raise no objection  
**PA/2023/1818:** Eureka Science Park, Coty Operations, Bradfield Road,  
Proposal - Expansion of existing water treatment plant – agreed to raise no objection  
**2023/1566:** 225 Dental Surgery, Faversham Road  
**Proposal** - Change of use of one dental surgery into barbers – agreed to raise an objection on the grounds that there is already insufficient parking to support the current businesses operated here.  
**PA/2023/1684:** 221, Canterbury Road  
Proposal - Addition of window to East elevation and velux to South Elevation (part retrospective) – agreed to raise no objection  
**PA/2023/1893:** Anver, Ulley Road  
Proposal - Single storey side extension and relocation of entrance, conversion of garage. Extension of first floor including widening of dormer window and alteration to roof shape, changes to fenestration – agreed to raise no objection
- 151/23P** Considerate Contractors Scheme: to receive an oral update from the Clerk on responses from developers and any next steps/actions.  
**Agreed:** By All Councillors to approach again ABC re there process of non inclusion as part of conditions as other Boroughs appear to.  
**Action:** **Agreed** Clerk to contact Ashford Borough Council and add to next suitable meeting following response received.
- 152/23P** Street Naming: to discuss and agree any next steps/actions.  
**Noted:** No further update at this time and waiting on contact from the historian Steve Salter.  
**Action:** **Agreed** Clerk to bring back to next suitable meeting following response received.

Signed: 

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- 153/23P** **S106: to receive an oral update from the Clerk from Ashford Borough Council on current S106 recorded for Kennington.**  
**Noted:** By All Councillors oral update from Clerk, Clerk working on interest shown by borough on Jubilee Pump House Shelter, Garden of Remembrance and Jubilee Pump vegetation clear, Allotments at Bybrook shared corner, chippings store and some general clearance, and the Allotments at Burton re the shaded allotment for dementia or similar use and some works on the track to the allotments, Cllr Cooper looking at quotes for signs along the Ricer Stour at Little Burton and Cllr Morley reference ABC interest re proposals for cycle path connectivity.  
**Action:** Agreed Clerk and Councillors to continue to work on proposals and to bring to either Planning or Environment and Places for recommendation paper to go to Council for all Councillors to consider.
- 154/23P** **Call for Sites: to discuss and agree any next step actions in relation to Ashford Borough council's intention to launch its 'Call for Sites' and statutory review of its Local Plan to 2041.**  
**Agreed:** By All Councillors that Cllr Ellis to draft wording for response to Ashford Borough Council representing Councillors concerns and taking into account areas that we would consider be protected as we have only recently established and need to ensure not lost.  
**Action:** Agreed Clerk to send letter and bring back to next suitable meeting following response received.
- 155/23P** **Neighbourhood Plan: to discuss and agree any next step actions**  
**Agreed:** By All Councillors to defer this to a meeting in the New Year.  
**Action:** Agreed Clerk to diarise for a meeting around March-May next year.
- 156/23P** **Pedestrian Surveys: Committee to note an oral update to discuss and agree any next step actions**  
**Agreed:** By All Councillors Clerk to pick this up with the help of Cllr Jacob and Cllr Cornish as soon as can be arranged.  
**Action:** Agreed Clerk and Councillors to update at next suitable meeting, Clerk to diarise to add to a future agenda.
- 157/23P** **Health and Wellbeing: Committee to note any oral update to discuss and agree any next step actions**  
**Agreed:** By All Councillors  
**Action:** Agreed By All Councillors
- 158/23P** **Items for inclusion on the next agenda**  
**Agreed:** Nothing additional other than items to return Such As S106 , Considerate Building Scheme, Pedestrian surveys, Neighbourhood Plan, Health and Well Being, Call for sites and Local Plan.
- 159/23P** **Date of next meeting.**  
**Agreed:** By All Councillors Thursday 30<sup>th</sup> November at 6.30pm
- 160/23P** **Close of meeting.**  
The meeting closed at 19:40

Signed: 

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