

KENNINGTON COMMUNITY COUNCIL PLANNING COMMITTEE MINUTES

Agenda published 11 September 2024



**A meeting of the Planning committee was held
on Monday, 16 September 2024 sat 6.30pm,
in the, Small Room, United Church, Faversham Road.**

- 135/24P To note those present, to receive and consider for approval, apologies for absence and reasons given.**
Present: Cllr Seaton, Cllr Charles Ellis and Cllr Chris Morley as a substitute for Cllr Alan Cooper
Apologies: Cllr Alan Cooper and Cllr Jac Wood.
Also Present: The Clerk
- 136/24P To declare any Disclosable Pecuniary Interests (DPIs), Other Significant Interests (OSIs) or Voluntary Interests (VIs) relating to items on the agenda.**
None were declared.
- 137/24P Public Open Session**
Agenda item not required with no public being present.
- 138/24P To consider and adopt the Minutes of the Planning Committee Meeting held on 30 August 2024**
Action: Agreed to defer the minutes to the meeting in October.
- 139/24P Conningbrook Park Development (S2): to note any updates and discuss, agree any further next steps/actions.**
1) Phase 1 - Crown Hill View [19/00025/AS](#)
2) Additional Phases
Noted: Site visit 16th October, timing to be confirmed
Action: Agreed to add to Environment and Places agenda to consider questions for meeting especially in regard to conservation and animal
- 140/24P Aldi Development ([22/01067/AS](#)): to note any updates and discuss, agree any further next steps/actions.**
Action: Agreed Clerk to chase Aldi, ABC and KCC re this development for an update.
- 141/24P Conningbrook Lakes Phase 2 (S19, [22/00131/AS](#)) Development: to note any updates and discuss, agree any further next steps/actions.**
Noted: By all present no further responses received.
Action: Agreed Clerk to continue to keep contact, to see if any progress before next meeting.
- 142/24P Orchard Farm Development : to note any update and discuss, agree any next steps/actions.**
1) Phase One (19/00834/AS) [19/00834/AS](#)
2) PA/2023/2162 [PA/2023/2162](#)
3) PA/2023/0338 [PA/2023/0338](#)
4) PA/2023/0945 [PA/2023/0945](#)
5) OTH/2023/2198
6) OTH/2023/0463
7) OTH/2023/0222
Action: Agreed the masterplan to be reviewed by members present to make comment via email by 25th September, in order for a provisional response by

Signed:

1 of 3

Dated:

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report available sent to ABC by 27th and then to be available for October Council to consider and consider for an additional comments being required.

Action: Agreed Clerk to ask ABC how many hectares the total development is from Phase 1 though to the end.

143/24P Trinity Lakes (S20, 21/02146/AS 21/02146/AS) Development: to note any update and discuss, agree any next steps/actions.

Action: Agreed Clerk to speak with other Parishes to see if they have any further to report.

144/24P Planning applications:

a) to note notified decisions made by ABC

Prior Approval given

NOT/2024/1478	Towers School And Sixth Form Centre	Approval for 177no solar panels to be fitted on a ballasted mounted system on the flat roof areas of the building. https://ashfordboroughcouncil.my.site.com/pr/a0hTw000000SVVVIA4
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Grant Consent

PA/2024/1293	Bus Shelter 3201-0007, Canterbury Road, O/S 105, Ashford, TN24 8QQ	Display of 1no double-sided digital display to replace existing double-sided internally illuminated 6-sheet Bus Shelter advertising displays. They will portray static advertising images https://ashfordboroughcouncil.my.site.com/pr/a0hTw000000NPAbIAO
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Approve / Approve with conditions

OTH/2024/0974	Land between railway line and, Willesborough Road, Kennington	Details submitted pursuant to condition 4 (water voles) for planning permission 19/00025/AS. https://ashfordboroughcouncil.my.site.com/pr/a0hTw000000GBYzIAO
PA/2024/1333	Springfield, Church Road	Proposed single storey rear extension plus a roof extension to the existing garage to include two dormer windows to the front. https://ashfordboroughcouncil.my.site.com/pr/a0hTw000000O5TBIAO

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

PA/2024/1650 18 Alec Pemble Close, Kennington, Ashford, Kent TN24 9PF
Single storey rear extension following demolition of existing conservatory.

Noted: Agreed no comments or objections to be made.

OTH/2024/1645 Land between railway line and, Willesborough Road Details submitted pursuant to condition 29 (Foul & surface water disposal) for planning permission 19/00025/AS

Noted: Agreed no comments or objections to be made.

OTH/2024/1185 Former Houchin Playing Fields, Canterbury Road, Kennington, TN24 8QQ Non-material amendment to planning permission 22/01067/AS for the erection of a Class E retail unit alongside access, car parking, landscaping, and associated works; to allow changes

Noted: Agreed no comments or objections to be made.

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NOT/2024/1595 10 Okehampton Close, Kennington, Ashford, Kent TN24 9HJ
T1 – Sycamore – Lateral Crown reduction from 4 meters height by 2 meters. The tree has outgrown its space and is encroaching on neighbouring property and garage

Noted: Agreed no comments or objections to be made.

OTH/2024/1528 Land between railway line and, Willesborough Road, Kennington, Detail submitted pursuant to conditions 28, 31,40, 41 and 43.

Noted: Agreed no comments or objections to be made.

OTH/2024/1588 Land at Orchard Farm, Canterbury Road Details submitted pursuant to conditions 22 (Ecological Mitigation Statement) & 23 (Ecological Design Statement) of planning application 19/00834/AS

Noted: Agreed no comments or objections to be made.

PA/2024/1581 3, Kennington Place, Kennington Lawful Development Certificate for proposed single- storey side extension

Noted: By all present

145/24P Conningbrook Country Park: to note any update and discuss, agree any next steps/actions

Action: Agreed to continue with this item on the agenda, Cllr Morley to find a contact to further discussions in order to track when all is being delivered as according to masterplan.

146/24P Kingsland Green Estate, Willesborough Lees: to note any update and discuss, agree any next steps/actions.

Action: Agreed Clerk to reach out again and invite to the October Planning meeting.

147/24P Local Plan 2041: to note any update and discuss, agree any next steps/actions.

Action: Agreed Cllr John Seaton to find out from Cllr Chacko Jacob the document required to order from Ashford Borough Council.

148/24P Conningbrook Country Park: to note any update and discuss, agree any next steps/actions

Agenda item not required as duplicated, see 145/24P.

149/24P Items for inclusion on the next agenda

Noted: Agreed the Clerk to add to the next suitable agenda as appropriate and as progress further or further information received 1) Considerate Contractors Scheme 2) Neighbourhood Plan 3) Street Naming 4) Pedestrian surveys 5) Health and Wellbeing 6) Ashford Local Plan 2041, 7) s106.

150/24P Date of next meeting.

Agreed: the date of the next meeting Monday 21st October at 6pm
Apologies: Received from Cllr John Seaton for October and November meetings, nominated Cllr Chris Morley to substitute in his absence.

151/24P Close of meeting.

The meeting closed at 19.52.