



MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON TUESDAY 20th JULY 2021 HELD IN THE JOHN BANKS HALL, GOUDHURST ROAD COMMENCING AT 7.30PM

050/21 PRESENT:

Cllrs Adam, Boswell, Gibson, Newton, Robertson, Tippen and Turner (in the chair) were present. The Clerk was also in attendance. One member of the public arrived during the meeting.

051/21 APOLOGIES:

Cllr Stevens had given his apologies prior to the meeting.

052/21 APPROVAL OF PREVIOUS MINUTES:

The minutes of the meeting held on 6th July 2021 were agreed and signed as a true record.

053/21 CLLR INFORMATION

Declarations of Interest

Cllr Boswell declared an interest on item 056/21 (21/503730) as the applicant was known to her.

Granting of Dispensation

There were no requests for dispensation.

054/21 IDENTIFICATION OF ITEMS INVOLVING PUBLIC SPEAKING

A member of the public would be arriving during the course of the meeting regarding item 061/21 (Fingerposts).

056/21 PLANNING APPLICATIONS WITHIN MARDEN PARISH

21/503730/FULL – 1 Horlands Cottages, Battle Lane

Erection of first floor side extension above existing play room

Cllrs note that this is the fourth extension to this original small rural cottage. The lack of window on the front elevation appears incongruous and the extension looks out of balance from all four elevations of the building.

21/503847/LBC – Oakstream Barn, Goudhurst Road

Listed building consent for a proposed single storey extension and link with associated internal alterations at ground floor level. Erection of glazed screen partition to enclose home office space at second floor level. Replacement doors to north and south elevations.

Cllrs recommended refusal as it was contrary to Policy DM1ii, DM4.1, DM32.2 of Maidstone Borough Council Local Plan and Policy BE1 of Marden Neighbourhood Plan and detrimental to the fabric, character and setting of a listed building in the open countryside.

057/21 PLANNING APPLICATIONS OUTSIDE MARDEN PARISH:

No applications relevant to Marden had been received.

058/21 MBC DECISIONS & APPEALS

Decisions

Any decisions would be brought to the next meeting.

Decisions outside Marden Parish

Any decisions would be brought to the next meeting.

Appeals

There were no new appeals.

8.05pm Member of public arrived at the meeting

MBC Planning Committee

The next MBC Planning Committee meeting is scheduled for 22nd July 2021.

20/505751/EIFUL - Reed Court Farm, Hunton Road – there is a possibility that this application may go to MBC Planning Committee on 26th August. Therefore, Cllr Tippen had drafted a response for MBC Committee, and this had been circulated to Cllrs prior to the meeting. The draft was discussed and would be updated to submit to the next planning committee meeting for submission to MBC prior to their Committee meeting. The Clerk would bring all planning documentation to the next meeting.

The Chairman proposed, and Cllrs agreed, that item 061/21 be brought forward to discuss fingerposts.

061/21 PARISH FINGERPOSTS

Cllr Turner had circulated a condition report on fingerposts to all Cllrs. There was still work to be done on the document as Post Office and Stilebridge Lane cast iron signs were still to be done.

Cllrs thanked Cllr Turner and discussed the document. A budget had been set for 2021/22 of £3,000 for refurbishment of all heritage finger posts and it was proposed, and agreed, that a priority list would be drawn up as follows:

- (1) Sheephurst Lane/Goudhurst Road wooden finger post sign to be replaced with a new wooden sign. The Clerk was requested to obtain three quotes.
- (2) Cast-iron signs to be refurbished at Bunches Lake (Park Road/Howland Road/Battle Lane junction), Plain Road/Thorn Road/Albion Road junction and by the Old Post Office (High Street/Maidstone Road junction). The Clerk and Cllr Turner would draw up a specification and the Clerk would contact East Peckham and Yalding Parish Councils to ask what companies they had approached for their signage refurbishment. Once quotes had been received back Cllrs would view the costs and ascertain what could be undertaken this financial year.
- (3) Cast-iron sign at Stilebridge Lane/Underlyn Lane – this was in extreme need of repair/refurbishment as only the post remained. Cllrs Adam and Newton would view the History Group photos to see if there was any photographic evidence of what was on the finger posts of these. Once known further quotes would be obtained for this work.
- (4) Sign at Park Road/Pagehurst Road junction. This was a modern style sign but Cllrs would look into whether this should be converted to a cast-iron sign. This would be deferred until (1) to (3) had been completed.

8.56pm Member of public left the meeting

059/21 OTHER PLANNING ISSUES:

Maidstone Borough Council Local Plan

An update given by Borough Cllr Russell at the July Full Council meeting.

MBC Strategic Planning and Infrastructure (SPI) Committee Meetings

An update given by Borough Cllr Russell at the July Full Council meeting.

Marden Flooding

Flooding issues would be raised with County Cllr Parfitt-Reid regarding a meeting with Kent County Council.

060/21 MARDEN NEIGHBOURHOOD PLAN

The Clerk was asked to keep this item on the agenda but it would be deferred until more information was available regarding MBC Local Plan Review.

062/21 INVOICES FOR PAYMENT:

The following invoices were submitted to Cllrs for agreement.

Alison Hooker – 2 x DBS check for Play Scheme members of staff - £99.20

Pitney Bowes Purchase Power – Office/Newsletter postage - £313.88

Kent County Supplies – Play Scheme supplies x 2 £41.58 and £6.84

Ian Jones – Southons Field and Public Toilets locking and unlocking - £200.00

Kerry Underdown – office cleaning - £40.00

Total: £701.50

Payments were agreed and Cllrs Newton and Tippen would authorise on Unity.

The Chairman will then read out the following statement:

I PROPOSE THAT PURSUANT TO PUBLIC BODIES (ADMISSION TO MEETINGS) ACT 1960, THE PUBLIC BE EXCLUDED FROM THE MEETING BECAUSE OF THE CONFIDENTIAL NATURE OF THE FOLLOWING BUSINESS TO BE TRANSACTED:

063/21 ENFORCEMENT

There were no enforcement issues to report.

There being no further business the meeting closed at 21.03pm

Date: 3rd August 2021

Signed: *Kate Tippen*

Chairman, Marden Planning Committee

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