



**MINUTES FOR THE MEETING OF THE MARDEN PARISH COUNCIL PLANNING COMMITTEE
ON 16th JANUARY 2018 TO BE HELD IN THE PARISH MEETING ROOM, GOUDHURST ROAD, MARDEN
COMMENCING AT 7.30 PM**

Min No

- 197/18 **PRESENT:** Cllrs Adam, Brown, Mannington (Chair), Newton, Tippen, Turner and the Assistant Clerk were present. One member of the public was also in attendance
- 198/18 **APOLOGIES:** Cllr Robertson gave her apologies
- 199/18 **APPROVAL OF PREVIOUS PLANNING COMMITTEE MINUTES:**
The minutes of the previous meeting held on 19th December 2017 were agreed and signed as a true record
- 200/18 **DECLARATIONS OF INTEREST:** There were no declarations of interest
- 201/18 **GRANTING OF DISPENSATION:** There were no requests for dispensation
- 202/18 **IDENTIFICATION OF ITEMS INVOLVING PUBLIC SPEAKING:**
The member of the public was in attendance for item 203/18 (a).
- 203/18 **PLANNING APPLICATIONS WITHIN MARDEN PARISH:**
- (a) **17/506063/FULL – Beech Barn, Sheephurst Lane**
Conversion of a commercial storage building to form six dwellings to include associated building works and access improvement (as an amendment to the recent prior approval for the change of use of the building into seven units under reference 15/506498)
Cllrs would seek clarification why a full application has been submitted on this site, bearing in mind there is a Prior Notification in place for 7 units and Cllrs can see no reason why a Prior Notification would not stand for 6 units. However, as this is submitted as a full application in its own right, Cllrs make the following comments. It is contrary to SP17 and DM31 of the Local Plan and Paragraph 55 of the NPPF, as inappropriate development in a non-sustainable location in the countryside.
20.28 pm the member of the public left
- (b) **17/506319/FULL – Cart Lodge, Poplar Tree Farm Barn, Milebush Lane**
Change of use of land from agricultural to residential and creation of a new access and shingle driveway with turning head
Cllrs recommend refusal on the basis that wholly inadequate visibility is available to the left.
- (c) **17/506382/FULL & 17/506403/LBC – The Cottage, High Street**
Erection of a two storey rear extension
Cllrs raise no objection but would recommend that the gable window in the bathroom has obscure glazing.
- (d) **17/506605/FULL – 3 Gladstone Villas, Albion Road**
Demolition of existing single storey rear extension and construction of part single part two storey rear extension
Cllrs have no objection
- (e) **17/506627/SUB – Greenfields, Stanley Road**
Submission of Details to Discharge Condition 3 (Materials), Condition 6 (Landscape Scheme), Condition 8 (Boundary Treatments), Condition 10 (Energy Efficiency) and Condition 12 (Biodiversity) Subject to 16/507848/FULL
Cllrs noted

Parish Office, Goudhurst Road, Marden : 01622 832305 / 07376 287981

Email: assistantclerk@mardenkent-pc.gov.uk Website: www.mardenkent-pc.gov.uk

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204/18 **PLANNING APPLICATIONS OUTSIDE MARDEN PARISH**

17/506306/REM Hen & Duckhurst Farm, Marden Road, Staplehurst

Approval of reserved matters application for the erection of 250 dwellings (Appearance, Landscaping, Layout and Scale being sought) and details of Conditions 5, 6, 7, 8, 9, 10 and 21 relating to phasing, materials, landscaping and ecology, pursuant to 14/502010/OUT (Outline application for erection of residential development for up to 250 dwellings with access and garaging with access considered at this stage and all other matters reserved for future consideration).

CLRs noted

205/18 **MBC CORRESPONDENCE:**

(a) **Decisions** – Decision updates received from MBC since last planning committee meeting:

- (b) 17/503063/FULL – Meadow View, Marden Road, Staplehurst - Refused
 17/504699/FULL – The Lodge, Ashley Paddock Nurseries – Granted
 17/505128/NMAMD – Beale Oast, Goudhurst Road – Satisfied
 17/505340/FULL – Fairacres and Maple Lodge, Goudhurst Road – Granted
 17/505492/SUB – 2 Church Green Cottages, Pattenden Lane – Refused
 17/505508/FULL – Westfield House, Goudhurst Road – Granted
 17/505592/FULL – Broad Forstal Farm, Tilden Lane – Withdrawn
 17/505828/SUB – Weavers Cottage, Copper Lane - Approved
 17/505922/FULL – Segro House, Pattenden Lane – Granted
 17/505987/LDCEX – The Beech House, Pain Road – Refused
 17/505994/FULL – 2 Longridge Villas, Thorn Road – Withdrawn
 17/506087/FULL – Sunnysdene, Park Road – Granted
 17/505666/FULL – Stanley of Marden, Albion Road – Granted
 17/505679/FULL – Squirrels Oak, Maidstone Road – Granted
 17/505870/FULL – Hunton Lodge, Hunton Road - Granted

(c) **Appeals: APP/U2235/2/17/3176912 Land to the north of Tippen Way** - Dismissed

(d) **MBC Agendas/Reports received**
MBC Planning Committee – next meeting 1st February 2018

206/18 **OTHER PLANNING ISSUES:**

(a) Affordable/Local Needs Housing

207/18 **NEIGHBOURHOOD PLAN:** Update

208/18 **INVOICES FOR PAYMENT:**

Electronic Payments

KCS – Photocopier Rental - £360.71

Postage by Phone – Postage Top Up - £100

Pitney Bowes – Ink Cartridge for Franking Machine £98.34

Invoices agreed and electronic banking authorisation would be made by CLRs Mannington & Tippen

There being no further business the meeting closed at 21.20

Signed
 Chairman, Planning Committee
 Marden Parish Council

Dated: 6th February 2018

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Agreed and signed 6th February 2018

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