

Planning applications December 2020

20/505279/FULL	Starmead House 23 Headcorn Road Platts Heath Maidstone Kent	<p>We object to this on the basis of disproportionate development – this is more than a simple pool House.</p> <p>We are concerned that this is merely a device to attempt to create another property in an area that is regarded as totally unsustainable.</p> <p>In our opinion if this is permitted it would pave the way for alternative development along the strip between School lane and the Headcorn Road</p> <p>In theory the applicant could have provided this building as a temporary/demountable structure which, with the right design, could be below the thresholds and be under permissible development . This being the case, why go to the effort as detailed in the application if not to open another door to development.</p> <p>Having seen the location and discussed options with the owner we are now of the opinion that we should withdraw the above comments which were approved by LPC at the December meeting to be replaced by the below.</p> <p>However may we suggest the below as a condition to be imposed prior to approval. The detached pool house hereby permitted shall not be sub-divided, separated or altered in any way so as to create a separate self-contained unit; and shall only be used as ancillary to the main dwelling as shown on the approved Site Location and Block Plans submitted on 09/12/2020</p> <p>Reason: Its use as a separate unit would be contrary to the provisions of the development plan for the area within which the site is located.</p>
20/505219/HYBRID	Land North Of Old Ashford Road Lenham Kent	LPC has no comment to make on this application.
20/505513/FULL	Application for retrospective planning permission for the erection of a replacement barn to be used as holiday let accommodation (revised submission of 20/502831/FULL	We consider the new construction to be in line with the other developments in this location – it is an asset and a huge improvement on the dangerous structure that it replaces. However in no way can we condone retrospective planning applications especially in the AONB. This is a difficult situation for MBC planning to resolve.

20/505565/AGRIC	New Shelve Farm Ashford Road Lenham Maidstone Kent	No Comment
20/505634/MOD106	Land West Of The Old Goods Yard Headcorn Road Lenham ME17 2HT	The council would support the proposed revision to the mix of affordable housing. The provision of 1 four bed affordable house for rent would be a welcome addition to the range of affordable units within the parish. The provision of 4 number three bedroom shared ownership houses would also be welcome in providing for a larger size of unit than that commonly found. The Parish Council hopes that MHS homes will be able to accommodate the Lenham neighbourhood plan requirement for connectivity between the sites to the south and west of this application site.
20/505616/SUB	Land West Of The Old Goods Yard Station Approach Lenham Kent ME17 2HR	No Comments
20/505654/PNQCLA	Mount Castle Cottage Mount Castle Lane Lenham Heath Maidstone Kent - prior application	No comment.
20/505664/SUB	Parapet House Maidstone Road Lenham ME17 2QJ	No comments.
20/505700/FULL	Starmead House 23 Headcorn Road Platts Heath Maidstone Kent ME17 2NH	No comments
20/505820/SUB	Land West Of The Old Goods Yard Headcorn Road Lenham ME17 2HT	Electric charging points no comments