



## HEADCORN PARISH COUNCIL

The Parish Office, Headcorn Village Hall, Church Lane, Headcorn, TN27 9NR  
Tel: 01622 892496 Email: clerk@headcornpc.org.uk

### Minutes of the Planning and Licensing Committee Meeting held on Monday 25<sup>th</sup> February 2019 at 7pm in the Green Room, Village Hall, Headcorn.

Those present: Cllrs Davies, Dungey, Pyman, Tull and Walker. Cllr Selby arrived at 7:03 pm.

Clerk: Caroline Carmichael

One member of the public was present.

#### 1. Election of a Vice Chair

The committee were asked for nominations for Vice Chair. Cllr Susan Walker was proposed by Cllr Tull and seconded by Cllr Dungey. There were no other nominations and Cllr Walker was duly elected.

#### 2.

- a. Apologies for absence. There were no apologies for absence.
- b. To seek notification on whether anyone intends to film, photograph or record any items of this meeting. There were none recorded.
- c. Declaration of changes to the register of interests: There were none recorded.
- d. Declaration of Pecuniary Interest or other interests as defined by the Kent Code of Conduct and the Localism Act 2011 on any items on the Agenda: There were none recorded.
- e. Requests for Dispensations: There were none recorded.
- f. Declarations of Lobbying: There were none recorded.

#### 3. Public session (minute book closed)

#### 4. The minutes of the meeting held on February 13<sup>th</sup> 2019 were duly approved and signed by the Chair.

#### 5. Matters arising from the last meeting.

**Hammerstream** – the Clerk advised that an email had been received (24<sup>th</sup> Feb) from Mr. Rob Jarman at MBC that advised that James Bailey will be able to provide a comprehensive date following a meeting with legal counsel. The Clerk will press for detail if nothing received by March 4<sup>th</sup>.

#### **River Sherway**

**Work at the Naked Food Site** - The Clerk continues to pursue this matter with Medway Drainage Board. She is seeking confirmation that they are happy with the work undertaken to prevent pallets and other site paraphernalia entering the water course at the time of flooding



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**Removal of Rubbish on the land owned by Network Rail** – the debris that was on the site has now been removed by NR. No further action required.

**The Meadows Public Inquiry** – There is still no news concerning a future date for the Inquiry. The matter of delays and enforcement are being pursued by Helen Whately MP and a meeting with the Chief Executive of MBC to discuss this and other matter took place on February 1<sup>st</sup> 2019. The Clerk has contacted Helen's office for an update on the meeting. Nothing to report at this time.

**APP/U2235/W/18/3198435 Ten Acre Farm Love Lane Headcorn** – There was nothing further to report on this appeal at this time. The matter of delays and enforcement are being pursued by Helen Whately MP and a meeting with the Chief Executive of MBC to discuss this and other matter took place on February 1<sup>st</sup> 2019. The Clerk has contacted Helen's office for an update on the meeting. Nothing to report at this time.

**1 High Street, Headcorn** – Breach in planning conditions by installation of external ducting without the appropriate permissions. The Clerk advised that an email had been received from MBC (25<sup>th</sup> Feb) advising that due to absences in the planning enforcement team the matter had not yet been chased but would be chased when the officer returns to the office. In the interim it was noted that only cases of highest priority have been addressed. Clerk will follow up.

**Martins Gardens, Lenham Road, Headcorn** – It was noted that the committee's representations, after consideration of the planning applications at the last meeting, had been submitted to the LPA.

**Signs at Headcorn Bowls Club** remain very low over the footpath and have not been attended to despite being reported to Highways the Clerk will therefore follow up with Kent Highways.

**Green Wicket Animal Sanctuary – Use of general waste bins in Headcorn for disposal of animal waste** - the Clerk advised that there had been a brief response from Ashford Borough Council which stated that their investigations had been concluded and no further action would be taken. The Clerk had chased MBC for a replacement bin and it should be with us shortly.

**Ash Gardens Lenham Road Headcorn** – nothing to report since the appeal hearing on January 16<sup>th</sup> 2019.

**Day Rooms on G&T sites** – the Clerk had pursued the matter of guidelines being issued to planning officers following a decision at the SPS&T on January 8<sup>th</sup>. An email had been received from Mr. Rob Jarman (8<sup>th</sup> Feb) that states

*No written guidance has been issued. However I have highlighted to officers the reference to impact on character and appearance set out in Strategic Policy 17. I am satisfied that they continue to apply their professional judgement in this key respect.*

The matter was discussed by committee and it was agreed going forward that we will insist on scale drawings and that includes the scale of the day rooms.



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### 5. Correspondence other than planning application.

There was no correspondence to discuss.

### 6. Planning Applications to be considered

#### **19/500617/FULL 15 Brooklands Headcorn Ashford Kent TN27 9QS**

Single storey front and rear extension. (Revised scheme to 18/501844/FULL)

The committee discussed and agreed that they wish to see the application approved and referral to planning committee is not required.

#### **19/500490/FULL Kings Lodge North Street Headcorn Kent TN27 9BQ**

Erection of single storey rear extension

The committee discussed and agreed that they wish to see the application approved and referral to planning committee is not required.

#### **19/500610/FULL The Chalet North Street Headcorn Kent TN27 9NN**

Change of use from Wine Merchant to D1 (Veterinary Practice)

The committee discussed the above application and there are a number of issues that the committee would like to understand before making a decision on the application:-

1. What provisions will be made for waste collection?
2. How does the applicant intend to manage parking for both staff and clients?
3. What are the anticipated opening hours?

The Clerk will seek clarification from the LPA and the matter will be discussed upon receipt of the detail.

### 7. Licence Applications for Consideration

There were no license applications to consider.

### 8. Planning Appeals to be considered

There were no appeals to consider



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### 9. Planning results

The results were reviewed and no further action is required.

### 9. Matters for information, urgent matters at the discretion of the Chairman for noting only or any items for discussion at future meetings.

The Clerk advised the committee on the following matters:-

1. Despite previous indications it seems that the occupier of the business known as Veg in the Shed on the High Street would not be submitting an application in relation to the Cushty Crab venture. It seems that the entire site has been vacated.
2. Land North of Lenham Road (Hop Pocket Way) – The Clerk is seeking clarification from the LPA as to why a planning conditions about foul and surface water sewerage disposal was discharged when the matter had not been fully resolved. Rather the matter has been delegated to the developer and Southern Water, the question then is if the matter is not one of planning consideration (as per the decision notice) why would it form part of the conditions in the first place. Response awaited from LPA.

There being no other matters for discussion the meeting closed at 20:08 hrs.

Signed.......... Date.....13-3-2019.....