

PLANNING AND ENVIRONMENT COMMITTEE

16 December 2009

Committee Members present: Cllrs Ms K Woolley (Vice Chairman), J Atkins, C Block,
Mrs D Crook, P Misy
Mrs S Hunter (Town Clerk)

Members of the Public present: Jennifer Smith, Mike Phillips, Sarah Bevan

1. Apologies for Absence
Apologies for absence were received from Cllrs D Brown (Chairman), Mr L Baldock, B Garlick, Mrs Keeley and Miss Moloney.
2. Declaration of Interest
Cllr Mrs D Crook – Community Association
Cllr P Misy – Community Association and Items 6.2.4, 6.2.5 and 6.2.10
3. Minutes
 - 3.1 Meeting of 11 November 2009
 - 3.2 Matters arising from the minutes.
Cllr Atkins asked for an update on Item 6.1. There is nothing to report as yet.
4. Questions from the public
There were no questions from the public.
5. Presentation from Valley of Visions re progress on likely route for Snodland Community trail project
Jennifer Smith and Mike Phillips presented a map with the likely route for the Snodland community trail project. The route can be split into smaller sections and lengths and times were available for these. Valley of Visions is also working with Halling and Burham and if the new bridge across the Medway is built this could be included. There is also the potential for an urban trail. There needs to be a commitment for upkeep with councils and local land owners for the next ten years regarding hedges and trees etc.
The Vice Chairman thanked them for coming.
6. Planning Applications
 - 6.1 Decisions Received
These are in the Office for perusal.
 - 6.2 Applications for Consideration
The Vice Chairman reported that two new application had been received since the agenda had been printed. TMBC has requested that these be taken tonight as a reply is required by 19 December. Agreed.
 - TM/09/02868 – Land south of Holly Hill House, Holly Hill – Conversion of brick barn construction into single dwelling. Re-construction of timber framed barn into store and car port and associated landscape and access works - Object, building is of insufficient merit to warrant retention
 - TM/09/02869 – The Bungalow, Holly Hill – Erection of replacement dwelling, lost as a consequence of fire damage, alterations to access and associated landscaping works -Object – residential use has long since been abandoned and Council would not wish to see a new building in the green belt

- 6.2.1 TM/09/01255 – Willow Cottage 17 Brook Lane – Single storey 4m depth and 5565mm width extension – No objection
- 6.2.2 TM/09/02611 – 251 Saltings Road – Lean to conservatory – No objection
- 6.2.3 TM/09/02664 – Former Holborough Quarry – Revised details of Master plan submitted pursuant to condition 4 of TM/01/02746 (outline application for the formation of new development platforms and residential development; pedestrian and cycle access, open space and landscaping) – STC support provisional parking provision, however it objects to an extra 250 dwellings without the extra infrastructure

The Vice Chairman suspended Standing Orders to allow Sarah Bevan to answer questions on the proposed changes to the development.

Cllr Atkins asked if there are any plans for additional facilities with the increase in the number of houses. Sarah Bevan reported that the existing plans for these were still sufficient for the development.

Standing Orders were reinstated.

- 6.2.4 TM/09/02692 – 95 Birling Road – Proposed conversion of existing chalet bungalow into a four bedroom house – Object, overdevelopment of site
- 6.2.5 TM/09/02705 – 2 Holborough Road – Details of parking submitted pursuant to condition 2 of planning permission TM/08/01483: Conversion of existing ground floor shop sales area to three small shop units and change of use of first floor shop sales area to no two bedroom flats and 1 no bedroom flat – No objection
- 6.2.6 TM/09/02709 – 64 Lucas Road – Single storey rear extension and porch - No objection
- 6.2.7 TM/09/02715 – South East Water Rocfort Road – Erection of external galvanised mild steel escape stair from first floor at the rear of the Swan building at headquarters – No objection
- 6.2.8 TM/09/02737 – Phase 4 Former Holborough Quarry – Amended reserved matters application for the erection of 70 Dwellings and construction of access and estate roads, footpaths, and ancillary services pursuant to planning permission TM/01/02746 (outline application for the formation of new development platforms and residential development; provision of reserve primary school site, highway, pedestrian and cycle access, open spaces and landscaping – No objection in principle, but concerns remain over parking issues

Standing Orders were suspended to allow Sarah Bevan to speak.

Due to the current market situation there would now be more affordable houses incorporated in the development.

Standing Orders were reinstated.

- 6.2.9 TM/09/02778 – Sports Ground Snodland by Pass – Details of affordable housing scheme submitted pursuant to condition 18 of planning permission TM/04/02592: Outline application: Proposed residential development of 44 no. dwellings - Noted
- 6.2.10 TM/09/02854 - 36 Townsend Road – Construction of single storey rear and side extension – No objection

7. Correspondence

There was no correspondence

There being no other business the meeting closed at 8.50 pm.