

MINUTES

Meeting of the
COLLIER STREET Finance and Development Control Committee
Monday 31 October 2011
Collier Street Village Hall
Commencing at 7.30pm

Attendees: Cllr Bates (Chair); Cllr Gibb; Cllr Goff; Cllr Grandi; Cllr Ridd; Cllr Sandys

10.11.1. Apologies	None received	
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10.11.2. Declarations of Interest	None declared	
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10.11.3. Finance	No issues	The Clerk
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10.11.4. Planning		Led by Cllr Bates
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10.11.4.1. 11/1621 4, HAVIKER STREET, COLLIER STREET, An application for discharge of conditions relating to MA/11/1055 (Erection of a first floor side extension and a garden shed) being details of condition 2 - materials	Whilst discussing this application concerns were raised with the scale and bulk of the newly erected shed on this property. Plans have subsequently been submitted under planning application MA/11/1721 (amended scheme to planning application MA/11/1055). This application will be discussed at the next Full Meeting of the Parish Council scheduled for Monday 14 November 2011. The concerns of both the Council and adjoining residents can be addressed when submitting comments on the said application.	
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10.11.4.2. 11/1692 4 HAVIKER STREET COLLIER STREET An application for the discharge of conditions relating to MA/11/1048 (An application for listed building consent for a first floor side extension) being details of condition 2 - materials		
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10.11.4.3. <u>Withdrawn</u> 11/0313 2 CROW PLAIN COTTAGES BENOVER ROAD YALDING Erection of two storey side/rear extension		
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10.11.4.4. 11/0314 <u>Withdrawn</u> 2 CROW PLAIN COTTAGES BENOVER ROAD YALDING Application for listed building consent for the part demolition to side of existing house and proposed replacement 2 storey side/rear extension and internal alterations		
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10.11.4.5
Full Planning Permission
11/1610
THISTLE LODGE
SPENNY LANE
YALDING
Installation of tennis court with fencing

The Parish Council wish to see the application approved subject to the following conditions:-

No flood lighting without the planning authorities' authority.

Hedging to be of indigenous native species.

10.11.4.6.
Approved/Granted with conditions
11/1274
OWL OAST
LITTLE CHEVENEY
SHEEPHURST LANE
MARDEN
Listed building consent for removal of part internal separating wall as shown on the site location plan and drawing numbers 622.20 AND 622.21 received on 28/07/11

The works to which this consent relates must be begun before the expiration of three years from the date of this consent; Reason: In accordance with the provisions of Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.

The development hereby permitted shall be carried out in accordance with the following approved plans: site location plan and drawing numbers 622.20 & 622.21 received on 28/07/11; Reason: To ensure the quality of the development and the historic significance of the building are maintained in accordance with the Central Government advice contained in PPS5 - Planning for the Historic Environment.

10.11.4.7.
Refused
11/1394
THE BARN
GRANARY FIELDS
COLLIER STREET
Redevelopment of piggery building for class B1 use including extensions and increased ridge height.

Due to the scale, design and positioning, the proposal would erode the openness of the countryside and cause unacceptable visual harm to its character and appearance, contrary to Policy ENV28 of the Maidstone Borough Wide-Local Plan 2000, Policies C4 and CC6 of the South East Plan 2009 and the advice given in PPS4 (Policy EC6) and PPS7.

The proposal would lead to unsustainable development in the countryside, due to the isolated location of the site and its poor accessibility by other modes of transport than the car, contrary to the advice given in PPS1 and PPS4 (Policies EC6 and EC17), policies CC1, CC6 and RE1 of the South East Plan 2009 and policy T21 of the Maidstone Borough Wide Local Plan 2000.

The applicant has not demonstrated that sufficient visibility can be achieved for the expected intensification of the access. In the absence of this, the proposal is considered to be prejudicial to highway safety, contrary to Policy CC1 of the South East Plan 2009 and the advice given in PPG13.

10.11.4.8
Full Planning Permission
11/1635
1 WORSLEY COTTAGES
COLLIER STREET
Amendments to planning permission MA/09/1367 (erection of first floor rear extension and ground floor rear and side extension) being alterations to single storey side extension and fenestration details.

The Parish Council do not wish to comment

10.11.4.9
Listed Building Consent
11/1750
2 CROW PLAIN COTTAGES, BENOVER ROAD, YALDING

The Parish Council wish to see the application refused as the proposed development detracts from the qualities of a listed building, owing to its bulk and height.

An application for listed building consent for the erection of a two storey side/rear extension and internal alterations (Resubmission of MA/11/0314)

10.11.4.10
Full Planning Permission
MA/11/1751
2, CROW PLAIN COTTAGES, BENOVER
ROAD, YALDING

Erection of a two storey side/rear extension and internal alterations (Resubmission of MA/11/0313)

The Parish Council wish to see the application refused as the proposed development detracts from the qualities of a listed building, owing to its bulk and height.

10.11.4.11
Appeal Allowed with conditions by the
Planning Inspectorate 25/10/11
11/0476
BRIDGE OAST
COLLIER STREET

Erection of two storey side extension, insertion of new first floor window to north elevation and flue as shown on drawing nos. 600/01 Rev B and 600/P/01 Rev C received 24/03/11

See attachment.

10.11.5.
Next Meeting of the Finance and
Development Control Meeting

28 November 2011

Agenda prepared by

ALAN CROCKER

Clerk to the Collier Street Parish Council