



# BOXLEY PARISH COUNCIL

[www.boxleyparishcouncil.org.uk](http://www.boxleyparishcouncil.org.uk)

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Beechen Hall  
Wildfell Close  
Walderslade  
Chatham  
Kent ME5 9RU

7 April 2014

## To All Members of the Council, press and public.

There will be a meeting of the **Environment Committee** on **Monday 14 April 2014** at **Beechen Hall, Wildfell Close, Walderslade** commencing at 7.30 pm when it is proposed to transact the following business:

1. **Apologies and absences** (7.30)  
To receive and accept apologies for absence.
2. **Declaration of Interest or Lobbying.** (7.31)  
Members are required to declare any interests, dispensations, lobbying or changes to the Register of Interests.
3. **Minutes of the Meetings of 10 March 2014.** (7.32)  
To consider the minutes of the meetings (previous circulated) and if in order to sign as a true record.
4. **Matters Arising From Minutes.** (7.34)  
To accept the reports.
  - 4.1 Minute 2631/4.1 Grovewood Drive North crossing improvements: Information is now awaited from KCCH&T. With members' permission the issue will be returned to the agenda once it progresses.
  - 4.2 Minute 2631/4.2 & 4.5 Bollards at Sandling Village Hall and Boxley Road, Walderslade. A grant application will be put together for submission to County Councillor Carter; the cost of installation is £50 per bollard.
  - 4.3 Minute 2631/4.4 Verge work at Grovewood Drive South. The work to remove shrubs and grass area will commence when the weather is right.

## To adjourn to allow members of the public to address the meeting. (7.38)

5. **Planning Applications and Appeals for Consideration.** (7.48)  
See attached list (pages 3). For decision.
6. **Planning Decisions, Appeals and Appeals Decisions.** (7.54)  
To receive details of information received (pages 3-4).
7. **Neighbourhood Development Plans.** (7.56)  
To receive an update, see report (page 4). For information/decision.
8. **Maidstone Borough Local Plan.** (8.10)  
The working group is to meet on 23 April to formulate a respond to the draft Local Plan and the draft Community Infrastructure Levy Preliminary Charging Schedule.
9. **Volunteer Groups.** (8.20)  
To receive any reports from volunteer groups associated with the parish council. For information.

10. **Highways and Byways.** (8.25)  
To receive any reports or updates.  
10.1 Old Chatham Road, Sandling. The intention to have a clearway and waiting restrictions has been publically advertised by KCC.  
10.2 Wildfell Close. A resident has complained about lack of maintenance and a site visit with KCCH&T is being arranged.
11. **Policy and procedures review.** (8.28)  
Planning and the parish council explanation leaflet see report (page 4)
12. **Matters for information.** (8.34)  
To receive any information.  
12.1 2013 DCLG consultation on Greater Flexibilities for Change of Use. A summary of the 852 responses is available from [www.gov.uk](http://www.gov.uk)
13. **Next Meeting.** (8.35)  
Next full environment meeting 19 May 2014 at Beechen Hall commencing at 7.30 p.m. Items for the agenda must be with the parish office no later than 12 May 2014.
- In view of the confidential nature (personal details and data) on the Enforcement item about to be transacted, it is advisable that the public and press will be excluded from the meeting for the duration of or part of the item.
14. **Enforcement and Section 106 updates from MBC.** (8.36)  
To consider, if any received, confidential updates.

Pauline Bowdery  
Clerk to Boxley Parish Council.

In accordance with policy the meeting should close no later than 9.30 pm but the Chairman has devolved powers to extend it by 30 minutes.

Items to be returned to agenda:

Dec 2014 Minute 2600/10.4 PROW Round Wood Valley, review the request to KCC PROW for it to be made a PROW.

**REPORTS ATTACHED TO ENVIRONMENT COMMITTEE AGENDA 12 April 2014.**  
**Members are reminded that the Chairman will assume that these papers have been read prior to the meeting.**

**Item 5 Planning Applications.** *Purpose of report:* To consider planning applications. Members are reminded to consider possible section 106 requests or to suggest any conditions. Members are reminded that the paper versions are available from 7.00 pm

MA/13/1797. Lordswood Urban Extension. To ratify the Clerk's decision, after consulting committee members, to amend the parish council's response so that the application did not go to the Maidstone Planning Committee. Consideration by the Maidstone Planning Committee was deemed unnecessary as the planning officer wished to refuse the application. The lead petitioners were also contacted by the parish office and having been advised of the situation they agreed that the planning officer should use his delegated power to make the decision.

*Clerk's note: the parish office has kept in close contact with the petition organisers, Medway Councillors, County Councillor Paul Carter and Hugh Robertson MP. All the parties have been advised of the Gibraltar Farm application and will be contacted when Medway receives a planning application.*

MA/14/0389 Erection of a pre-fabricated timber granny annexe for ancillary residential use at 66 Boxley Road, Walderslade ME5 9LJ. 22/04/14

MA/14/0419 Change of use of amenity land to garden land and erection of 2m high fencing at 7 Barleyfields, Weaving ME14 5SW. 29/04/14

*Clerk's note: The applicant states that the land is within their deeds. An e-mail has been sent to KCCH&T notifying them of the application and asking whether this is highway land.*

MA/14/0426 An application for a single storey front porch at 56 Restharrow Road, Weaving ME14 5UH. 17/4/2014

MA/14/0493 Erection of a two storey rear extension, first floor side extension and rear conservatory at 17 Grey Wethers, Sandling, ME14 3DW. 30/4/14

MA/14/0419 – Change of use of amenity land to garden land and erection of 2m high fencing at 7 Barleyfields, Weaving, Maidstone, Kent, ME14 5SW. 29/4/2014

MA/14/0440 Approval of reserved matters of outlay, appearance, scale and landscaping of planning permission MA/11/0227 (outline planning permission for erection of a hotel with access to be considered at this stage and all other matters reserved for future consideration to allow the approved fixed Eclipse Park access and local highway improvement works to be implemented in advance of approval of the remaining reserved matters and discharge of other conditions) for the erection of a hotel (150 bedrooms) with associated parking (173 spaces) and landscaping at Eclipse Park, Sittingbourne.

*Clerk's summary. This will be a seven storey high building (six floors) with a glass and timber clad exterior, a green roof, 150 bedrooms and 173 car parking spaces. It has been designed to 'fit in' with the other units on Eclipse Park.*

*The principle of having a hotel at the site has been agreed and its impact on the Hilton Hotel is irrelevant.*

*MBC limited the number of car parking spaces at the site to 'no more than 173'.*

*The P&R will keep part of its position but be shifted across to the land behind Towergate Insurance complex, from google earth and the plans it appears to be roughly the same size as the current footprint.*

*If members wish to see the conditions set by MBC they are on page4-7 of the Planning Statement.*

TA/0006/14 Tree Preservation Order application: TPO No.1 of 1969: an application for consent to fell 1 (No) Ash Tree at 1 Fagus Close. ME5 9DD. 18/4/2014

**Item 7. Neighbourhood Development Plans.** *Purpose of report: Information and decisions.*

To discuss the information sent by the two companies and to decide what action to take. An attempt is being made to get a councillor from Kingswood and Broomfield PC to attend a meeting to discuss their NDP.

**Item 11 Policy and procedures review** *Purpose of item: decision.*

**Planning and the parish council explanation leaflet**

An updated leaflet is enclosed for members. The leaflet has been changed to reflect the non-availability of paper plans (see section Can I see planning applications?). No other changes are being suggested to the original document as the Clerk considers that it is still fit for purpose.