

**Minutes of the Environment Committee Meeting held on Monday 5 July 2021
held by Teams following on from the Parish Council Meeting commencing at
7.30 pm.**

Present: Cllr J Wilmott – Chair, I Davies Mrs P Huntingford, V Davies, B Hinder, C Sheppard, W Salter, M Beckwith and L Clarke together with Mrs D Baylis, Clerk and 2 members of the public

- 1 **Apologies and absences**
Cllr H Monk
2. **Declaration of Interests, Dispensations, Predetermination or Lobbying**
All Councillors lobbied on planning application 21/503153/TPOA and the Three Ashes Application 21/502307/OUT.
3. **Minutes of the Meeting held on 14 June 2021**
The minutes were agreed and would be signed when possible.
4. **Matters Arising from the Minutes**
 - 4.1 Any other matters arising from the minutes not on the agenda.
None

To adjourn to allow members of the public to address the meeting.

A member of the public had attended to discuss the Parish Councils recent response to Planning Application 21/502307/OUT. The member of the public was concerned that BPC had submitted a comment of 'no material reason to object' when the preservation of these green fingers of land along Boxley Road had previously been vigorously defended. Cllr Hinder explained that with MBC's removal of the 'Area of Local Landscape Importance' designations, planning applications on these areas were harder to object to. The land already had planning permission for an eco house and the PC had felt that they had no further substantive planning reasons for an objection. He had called the application into MBC's Planning Committee as a Borough Councillor and the Member of the Public and his neighbour would be able to put forward their objections at this meeting.

5. **Planning Applications for Consideration – Decision**

21/503153/TPOA Land to the rear of 5 Bracken Hill, Boxley, Chatham Kent

Cut back overhanging branches to fence line. Reason; Tree is causing damage to fencing, branches and leaves falling, as well as other tree debris causing a nuisance.

The committee decided as follows:

Boxley Parish Council defer to the views of the Tree Officer.

21/503303/TPOA 4 Spindle Glade, Maidstone, Kent, ME14 5RQ

TPO application – T1 Cedar – reduce height from 18m to 15m and reshape. Reason:@ work is for stability and light.

The committee decided as follows:

Boxley Parish Council defer to the views of the Tree Officer.

21/503197/FULL Pine Lodge, Boxley Road, Walderslade, ME5 9RD

Erection of single storey front extensions to lower ground level, including creation of a storage area, loft conversion with first floor side extension and dormer to opposite side, erection of a part two storey, part single storey rear extension and a summerhouse to rear garden, including re-levelling front and rear gardens to facilitate the works and extension to front garden.

The committee decided as follows:

Boxley Parish Council have no material planning objection to the proposed extensions to the existing dwelling but do object to the building of the summerhouse for the following reasons:

1. Due to the steep contours of the garden, both existing and proposed, its elevated position would be significantly higher than the host dwelling making it not subservient. This would result in an obtrusive and incongruous building in its setting to the detriment of the visual quality and character of this part of Boxley Road and its surroundings, contrary to the objectives of policies DM1 and DM9 of the Maidstone Borough Local Plan (2017) and the guidance set out in the Council's Supplementary Planning Documents - Residential Extensions (2009) and the Maidstone Borough Local Landscape Character Assessment (2013).
2. It would be a direct impingement on the mainly deciduous wooded Beechen Bank and thus very detrimental to the street scene.
3. It would be highly visible from a wide area including public roads in the area and the elevated public woodlands on the other side of the Walderslade Valley.
4. Loss of privacy to neighbours.

MC/21/1520 Land At East Hill Chatham Kent

Outline planning application with some matters reserved (appearance, layout, scale and landscaping) for construction of up to 650 dwellings, primary school, supporting retail space of up to 150sqm with associated road link between North Dane Way and Pear Tree Lane and other road infrastructure, open space and landscaping Re-submission of MC/19/0765. Comment close 14 July 2021.

The committee decided as follows:

The Clerk would draft an objection and circulate it to members for discussion at the next Environment Committee Meeting on the 12 July 2021.

21/503477/TPOA 4 The Hedgerow, Weaving, ME14 5TG

TPO Notification – works to T1 (Field Maple) – remove ivy and remove lower weighted limb on the north east side, T2 (Sycamore) fell to ground level, T5 (Ash) fell to ground level.

The committee decided as follows:

Boxley Parish Council defer to the views of the Tree Officer.

6. **Ratifications**

Deferred to the next meeting.

7. **Items for Next Agenda**

8. **Next Meeting**

Next Environment Committee meeting 12 July 2021 commencing at 7.30pm.

Meeting closed 9.25 pm.

Signed as a correct record of the proceedings.

Chairman Date