



## Planning Committee

Notice of a Meeting, to be held in the Council Chamber, Civic Centre, Tannery Lane,  
Ashford, Kent TN23 1PL on Wednesday, 15<sup>th</sup> February 2017 at 7.00 pm.

The Members of this Committee are:-

Cllr. Burgess (Chairman)

Cllr. Link (Vice-Chairman)

Cllrs. Apps, Bennett, Mrs Blanford, Bradford, Clarkson (ex officio), Clokie, Dehnel, Farrell,  
Galpin, Heyes, Krause, Murphy, Ovenden, Powell, Waters, Wedgbury.

If additional written material is to be submitted to the Planning Committee relating to any report on this Agenda, this must be concise and must be received by the Contact Officer specified at the end of the relevant report, and also copied to [Planning.help@ashford.gov.uk](mailto:Planning.help@ashford.gov.uk), before 3pm on the day of the Meeting so that it can be included or summarised in the Update Report at the Meeting, otherwise the material will not be made available to the Committee. However, no guarantee can be given that all material submitted before 3pm will be made available or summarised to the Committee, therefore any such material should be submitted as above at the earliest opportunity and you should check that it has been received.

## Agenda

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|---|--------------|
| 1. <b>Apologies/Substitutes</b> – To receive Notification of Substitutes in accordance with Procedure Rule 1.2(iii) and Appendix 4.   |              |
| 2. <b>Declarations of Interest:-</b> To declare any interests which fall under the following categories, as explained on the attached document:<br>a) Disclosable Pecuniary Interests (DPI)<br>b) Other Significant Interests (OSI)<br>c) Voluntary Announcements of Other Interests<br>See Agenda Item 2 for further details | 1            |
| 3. <b>Minutes</b> – to approve the Minutes of the Meeting of this Committee held on the 18 <sup>th</sup> January 2017   |              |
| 4. Requests for Deferral/Withdrawal   |              |

**Note to Members of the Committee: The cut-off time for the meeting will normally be at the conclusion of the item being considered at 10.30pm.** However this is subject to an appropriate motion being passed following the conclusion of that item, as follows:

“To conclude the meeting and defer outstanding items of business to the start of the next scheduled Meeting of the Committee”.

## Part I – Information/Monitoring Items

None for this Meeting

## Part II – For Decision

5. TPO/16/00012 - Confirmation of Tree Preservation Order No.12 2016 - i - ix  
Gold House, Warehorne Road, Warehorne, Kent, TN26 2JX
6. Schedule of Applications
  - (a) 16/01704/AS - Land east of Southdown Close and north of, 1.1  
Cheesemans Green Lane, Kingsnorth, Kent - Creation of a  
community park and play area including a community orchard  
and nature conservation area, a new access, 9 car parking  
spaces, a pedestrian foot bridge, fencing and footpaths
  - (b) 16/01493/AS - The Willows, Pluckley Road, Bethersden, 2.1  
Ashford, Kent, TN26 3ET - Variation of condition 2 on planning  
approval 04/00551/AS to allow the stationing of 5 gypsy  
caravans, of which up to 4 can be static caravans/mobile homes  
and for the storage of one touring caravan not for residential  
accommodation
  - (c) 16/00942/AS - Land adjacent to 104 Rylands Road, Kennington, 3.1  
Ashford, TN24 9LR - Proposed new dwelling along with two  
parking spaces, bin store & bike store
  - (d) 16/01402/AS - Casa Amica and Ripleys Auto Spares, Brisley 4.1  
Lane, Bilsington TN25 7JD - Outline application for the  
demolition of the existing property (Casa Amica) and buildings  
and structures associated with Ripley's Scrap-Yard and the  
erection of 7 dwellings (including one replacement dwelling) and  
associated access
  - (e) 16/01531/AS - Land N of Bagham Road and SW of Berry House 5.1  
Lodge, Mulberry Hill, Chilham – Erection of 2 No. dwellings with  
detached garages. Change of use of land to residential
  - (f) 16/01708/AS - 2 Cypress Avenue, Ashford, Kent TN23 3JP - 6.1  
Change of use from amenity land to domestic garden
  - (g) 16/01806/AS - Barn South of Peacock Villas, Giggers Green 7.1  
Road Aldington - Demolition of existing agricultural building and  
erection of new two storey building to comprise a single dwelling  
with associated parking and change of use of agricultural land to  
private garden
  - (h) 16/00880/AS - St Marys Church, Church Lane, Hastingleigh, 8.1  
Kent TN25 5HN - Construction of a single storey extension on  
the north side of the church

**Note for each Application:**

- (a) Private representations (number of consultation letters sent/number of representations received)
- (b) The indication of the Parish Council's/Town Council's views
- (c) Statutory Consultees and Amenity Societies (abbreviation for consultee/society stated)

Supports 'S', objects 'R', no objections/no comments 'X', still awaited '+', not applicable/none received '-'

**Note on Votes at Planning Committee Meetings:**

At the end of the debate on an item, the Chairman will call for a vote. If more than one motion has been proposed and seconded, the motion that was seconded first will be voted on first. When a motion is carried, the Committee has made its determination in relation to that item of business and will move on to the next item on the agenda. If there are any other motions on the item which have not been voted on, those other motions fall away and will not be voted on.

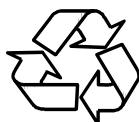
If a motion to approve an application is lost, the application is not refused as a result. The only way for an application to be refused is for a motion for refusal to be carried in a vote. Equally, if a motion to refuse is lost, the application is not permitted. A motion for approval must be carried in order to permit an application.

RR/AEH  
7<sup>th</sup> February 2017

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Queries concerning this agenda? Please contact Rosie Reid:  
Telephone: 01233 330565 Email: [rosie.reid@ashford.gov.uk](mailto:rosie.reid@ashford.gov.uk)  
Agendas, Reports and Minutes are available on: [www.ashford.gov.uk/committees](http://www.ashford.gov.uk/committees)



**Declarations of Interest (see also “Advice to Members” below)**

- (a) **Disclosable Pecuniary Interests (DPI)** under the Localism Act 2011, relating to items on this agenda. The nature as well as the existence of any such interest must be declared, and the agenda item(s) to which it relates must be stated.

A Member who declares a DPI in relation to any item will need to leave the meeting for that item (unless a relevant Dispensation has been granted).

- (b) **Other Significant Interests (OSI)** under the Kent Code of Conduct as adopted by the Council on 19 July 2012, relating to items on this agenda. The nature as well as the existence of any such interest must be declared, and the agenda item(s) to which it relates must be stated.

A Member who declares an OSI in relation to any item will need to leave the meeting before the debate and vote on that item (unless a relevant Dispensation has been granted). However, prior to leaving, the Member may address the Committee in the same way that a member of the public may do so.

- (c) **Voluntary Announcements of Other Interests** not required to be disclosed under (a) and (b), i.e. announcements made for transparency reasons alone, such as:

- Membership of outside bodies that have made representations on agenda items, or
- Where a Member knows a person involved, but does not have a close association with that person, or
- Where an item would affect the well-being of a Member, relative, close associate, employer, etc. but not his/her financial position.

[Note: an effect on the financial position of a Member, relative, close associate, employer, etc; OR an application made by a Member, relative, close associate, employer, etc, would both probably constitute either an OSI or in some cases a DPI].

**Advice to Members on Declarations of Interest:**

- (a) Government Guidance on DPI is available in DCLG’s Guide for Councillors, at [https://www.gov.uk/government/uploads/system/uploads/attachment\\_data/file/240134/Openness\\_and\\_transparency\\_on\\_personal\\_interests.pdf](https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/240134/Openness_and_transparency_on_personal_interests.pdf)
- (b) The Kent Code of Conduct was adopted by the Full Council on 19 July 2012, with revisions adopted on 17.10.13, and a copy can be found in the Constitution at <http://www.ashford.gov.uk/part-5---codes-and-protocols>
- (c) If any Councillor has any doubt about the existence or nature of any DPI or OSI which he/she may have in any item on this agenda, he/she should seek advice from the Corporate Director (Law and Governance) and Monitoring Officer or from other Solicitors in Legal and Democratic Services as early as possible, and in advance of the Meeting.