



## PLANNING COMMITTEE

Notice of a Meeting, to be held in the Council Chamber - Ashford Borough Council on Wednesday, 6th September, 2023 at 7.00 pm.

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The Members of the Planning Committee are:-

Councillor Blanford (Chair)  
Councillor Heyes (Vice-Chair)

Cllrs. Betty, Brunger-Randall, Chilton, Gathern, Harman (ex-officio, non-voting), Ledger, McGeever, Mulholland, Nilsson, Roden, Spain and Walder

If any member of the public, Councillor or organisation wishes to submit any written, pictorial or diagrammatic material to the Planning Committee relating to any item 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 3.00 pm on the second working day before the Meeting** so that it can be included or summarised in the Update Report at the Meeting, in the interests of transparency and fairness. Otherwise, the material cannot be made available to the Committee. Material should be submitted as above at the earliest opportunity and you should check that it has been received.

### IMPORTANT INFORMATION FOR THE PUBLIC ABOUT THIS MEETING

This is a public meeting and the Council encourages everyone to take advantage of the opportunity to watch and listen to the proceedings at the Meeting via a weblink, which will be publicised on the Council's website at [www.ashford.gov.uk](http://www.ashford.gov.uk) about 24 hours before the Meeting.

### Agenda

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1. **Apologies/Substitutes**

To receive Notification of Substitutes in accordance with Procedure Rule 1.2(c) and Appendix 4

2. **Declarations of Interest**

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To declare any interests which fall under the following categories, as explained on the attached document:

- a) Disclosable Pecuniary Interests (DPI)
- b) Other Significant Interests (OSI)
- c) Voluntary Announcements of Other Interests

See Agenda Item 2 for further details

3. **Public Participation** 7 - 8

To be informed of arrangements made for public participation in the Meeting.

See Agenda Item 3 for details.

4. **Officers' Deferral/Withdrawal of Reports**

5. **Minutes**

To approve the Minutes of the Meeting of this Committee held on 9<sup>th</sup> August 2023

[\(Public Pack\)Minutes Document for Planning Committee, 09/08/2023 19:00 \(moderngov.co.uk\)](#)

6. **Schedule of Applications**

**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".

(a) **22/01041/AS - Cradle Bridge Level Crossing Conningbrook Park, Kennington Road, Willesborough** 9 - 32

Full planning application for the construction of a footbridge crossing over the railway line and associated works.

(b) **PA/2023/0200 - Westover, Smarden Bell Road, Smarden, TN27 8NT** 33 - 44

Conversion and change of use of existing garage and workshop outbuildings to holiday lets with associated parking and landscaping including pergola.

(c) **PA/2023/0209 - Westover, Smarden Bell Road, Smarden, TN27 8NT** 45 - 54

Conversion works to existing garage and workshop outbuildings to facilitate their use as holiday lets.

(d) **PA/2023/1211 - 25 Riverside Close, Kingsnorth, TN23 3EL** 55 - 62

Proposed single-storey rear and side extension

- |     |  |         |
|-----|--|---------|
| (e) | <b>PA/2023/1184 - Tenterden Sports and Leisure Centre, Recreation Ground Road, Tenterden, TN30 6RA</b>                       | 63 - 70 |
|     | Installation of solar PV on the roof and for maintenance purposes, a Man-Safe line with walkways is required (retrospective) |         |
| (f) | <b>PA/2023/0225 - 36 Hurst Road, Kennington, TN24 9PS</b>  | 71 - 82 |
|     | Proposed conversion of a 4-bedroomed house to No.2 self-contained 1-bedroomed flats including elevational alterations        |         |

**Note for each Application:**

- (a) Private representations (number of consultation letters sent/number of representations received)
- (b) The Parish/Town/Community Council's views
- (c) The views of 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.

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DS  
25 August 2023

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