

KENT COUNTY COUNCIL

PLANNING APPLICATIONS COMMITTEE

MINUTES of A meeting of the Planning Applications Committee held in the Council Chamber, Sessions House, County Hall, Maidstone on Tuesday, 17 March 2009.

PRESENT: Mr R E King (Chairman), Mr A R Bassam (Vice-Chairman), Mrs A D Allen (Substitute) (Substitute for Mrs P A V Stockell), Mr A R Chell, Mrs V J Dagger, Mr J A Davies, Mr T Gates, Mrs E Green, Mr W A Hayton, Mr G A Horne MBE, Mr S J G Koowaree, Mr J F London, Mr T A Maddison, Mr J I Muckle, Mr W V Newman, DL, Mr A R Poole and Mr F Wood-Brignall

ALSO PRESENT: Mr T J Birkett

IN ATTENDANCE: Mrs S Thompson (Head of Planning Applications Group), Mr J Crossley (Principal Planning Officer), Mr J Wooldridge (Principal Planning Officer), Mr G Wild (Director of Law and Governance) and Mr A Tait (Democratic Services Officer)

UNRESTRICTED ITEMS

17. Minutes - 17 February 2009
(Item A3)

RESOLVED that the Minutes of the meeting held on 17 February 2009 are correctly recorded and that they be signed by the Chairman.

18. Site Meetings and Other Meetings
(Item A4)

The Committee agreed to visit the site of the proposed Longfield Academy on Tuesday, 21 April 2009.

19. Draft amendments to Advice to Members on the Application of the Code of Member Conduct to Development Control
(Item B1-Report by Director of Law and Governance)

(1) A revised report was tabled.

(2) The Director of Law and Governance advised that the first word in Line 3 of paragraph 14 of the Draft Advice Note should read "before" rather than "during."

(3) During discussion of this item, it was agreed that the Director of Law and Governance should write to all the District and Boroughs in the area of the County Council in order to seek to standardise practice in respect of informing Planning Members of the names and addresses of objectors. This

was necessary in order to enable Members to be aware of any friends or close associates who may have objected to an application. They would then be able to make a declaration of Interest on those grounds.

(4) RESOLVED that:-

- (a) the draft Advice set out in Appendix 1 of the report be endorsed (as amended in (2) above);
- (b) the Standards Committee be informed accordingly; and
- (c) the Director of Law and Governance write to the District Planning Officers with a view to standardising practice across the area of the County Council in respect of informing Committee Members of the names and addresses of objectors to each planning application under consideration.

20. Draft Member Training Programme June 2009 to March 2010

(Item B2- Report by Head of Planning Applications Group)

RESOLVED that the report be noted and the suggested training programme set out in paragraphs 5 and 6 of the report be endorsed.

21. Application TM/08/624 - Regularisation of the gas control compound permitted under Permission TM/04/3135 and installation of a new landfill gas flare at White Ladies Gas Control Compound, Teston Road, Offham, West Malling; Infinis Ltd

(Item C1- Report by Head of Planning Applications Group)

(1) The Head of Planning Applications Group reported correspondence from Tonbridge and Malling BC raising no objection to the application.

(2) Correspondence from Offham PC objecting to the application was tabled.

(3) The Committee was informed of the comments of the local Member, Mrs S V Hohler supporting the objections of the Parish Council.

(4) Mrs C Inness from Offham PC and Mr D Stretton spoke in opposition to the application. Mr D Humpheson from RPS spoke in reply on behalf of the applicants.

(5) On being put to the vote, the Head of Planning Applications Group's recommendations were carried with no votes against.

(6) RESOLVED that permission be granted to the application subject to conditions including conditions covering the standard time limit; the development being carried out in accordance with the permitted details;

Noise controls (as prescribed under Permission TM/04/3135) being extended to cover the additional landfill gas flare and associated equipment; the requirement to provide an annual compliance monitoring report (as prescribed under Permission TM/04/3135) being extended to include all new equipment; a landscaping scheme being fully implemented in accordance with details approved under Permission TM/04/3135; Lighting only being used when required; the removal of plant, equipment and hardstandings when no longer needed for landfill gas control; and the restoration of the land.

22. Proposal DO/08/320 - Single storey modular building for use as a Children's Centre at Hornbeam Primary School, Mongeham Road, Great Mongeham, Deal; KCC Children, Families and Education
(Item D1- Report by Head of Planning Applications Group)

(1) Mr T J Birkett was present for this item pursuant to Committee Procedure 2.24 and spoke.

(2) On being put to the vote, the recommendations of the Head of Planning Applications Group were carried unanimously.

(3) RESOLVED that permission be refused on the following grounds:-

- (a) The development is contrary to Policy QL1 of the Kent and Medway Structure Plan and Policy DD1 of the Dover District Local Plan in relation to inappropriate siting and consequential loss of trees and impact upon visual amenity and the street scene; and
- (b) The development is contrary to Policy EN9 of the Kent and Medway Structure Plan in relation to loss of trees.

23. County matters dealt with under delegated powers
(Items E1-E5 – Reports by Head of Planning Applications Group)

RESOLVED to note matters dealt with under delegated powers since the last meeting relating to:-

- (a) County matter applications;
- (b) consultations on applications submitted by District Councils or Government Departments;
- (c) County Council developments;
- (d) Screening opinions under Environmental Impact Assessment Regulations 1999; and
- (e) Scoping opinions under Environmental Impact Assessment Regulations 1999 (None).