



MINUTES OF THE MEETING OF THE **PLANNING, TRANSPORT & ENVIRONMENT COMMITTEE** HELD ON **WEDNESDAY 5TH MAY 2021** AT 19:30. THIS MEETING WAS HELD VIA VIDEO CONFERENCE CALL DUE TO THE COVID:19.

Present: Cllr S Barker, Cllr M Colman, Cllr N Sherlaw

Apologies Cllr S Falzon-Thomas, Cllr A Petty

Absent

Also in attendance: Mrs G Jackson (Deputy Clerk), 2 Members of the Public

PTE20/559. To receive and accept Apologies for Absence
Apologies were received from Cllrs Falzon-Thomas and Petty with reasons given for absence. It was **RESOLVED** that the apologies be accepted.

PTE20/560. To receive Declarations of Interest & Lobbying
A declaration of lobbying was received from Cllr Barker regarding the land encroachment at Anson Avenue.

PTE20/561. Minutes – It was **RESOLVED** that the minutes of the Planning, Transport & Environment Committee meeting held on the 7th April 2021 be approved and the minutes will be physically signed at the earliest opportunity. **SMB**

PTE20/562. Chairman's Announcements – to receive announcements.
The Chairman announced that the meeting is being recorded. The Chairman also announced the following:-

- The Clearheart Lane planning application response has now been submitted to the Borough Council and the Chairman has been copied in on the response from Teston Parish Council.
- It was reported that there were workmen at the site by Alexander Grove.
- It was reported that the Bellway Flag is in place on Kings Hill Avenue for one of the Phase 5 sites but the reserved matters application has not yet been submitted.

Transportation

Speedwatch

PTE20/563. To note a Zoom meeting is being set up for the volunteers of Speedwatch.
It was reported that this is on hold until all the equipment has been purchased and is in working order.

PTE20/564. To note that a battery and battery charger are missing from the Speedwatch equipment and that a quote is being sought for their replacement.
It was reported that the Speedwatch supplier is unable to replace the

battery and battery charger and they have suggested approaching their competitors. Alan Watson of Speedwatch is currently dealing with this.

Projects

- PTE20/565.** When recommending undertaking a new activity / event / service provision to the Council, the Committee will provide an assessment of potential risks / benefits and estimated costs of the undertaking to the Finance and HR Committee.
(a) 20 mph speed limit on Kings Hill – To note that Liberty Property Trust do not hold any speed data from the CCTV.
(b) 20 mph speed limit on Kings Hill – To note that a request for mobile speed cameras need to be through the Highway Improvement Plan with the relevant crash data as evidence of the need for one.
It was **noted** that Liberty Property Trust do not hold any speed data.
- PTE20/566.** **Motion from Cllr Barker**
To note the X1 and X2 bus provision and timetable item has been deferred to June.
This was **noted**.

Planning

Planning applications – to note responses sent to planning applications responded to due to the 21 day rule from Tonbridge & Malling Borough Council

- PTE20/567. TM/21/00530/FL - 4 Mustang Road, Kings Hill**
Replacement of existing fence with timber reflective sound screen type, 2.8m high to reflect road noise.
No comments were received from the Planning, Transport & Environment Committee.
- PTE20/568. TM/21/00586/FL - 92 Lapins Lane, Kings Hill**
Conversion of existing attached garage. Single storey rear extension. Loft conversion incorporating 2no. pitched roof dormers to the front and 1no. flat roof dormer to the rear.
No comments were received from the Planning, Transport & Environment Committee.
- PTE20/569. TM/21/00847/FL – 9 Mercer Place, Kings Hill**
Demolition of existing single storey rear extension and construction of new single storey rear extension, partial conversion of existing garage, infill of existing open front porch and loft conversion inclusive of front and rear pitched dormer windows.
No comments were received from the Planning, Transport & Environment Committee.

Planning applications – to consider applications and agree responses

- PTE20/570. TM/21/00811/FL - 26 Baddlesmere Drive Kings Hill**
Installation of an electronically operated roller door to currently open car Port.
Kings Hill Parish Council Objects to this planning application on the grounds it will severely reduce the parking capacity for this house and will cause long term on street parking. It is also not in keeping with the surrounding area.

Deputy Clerk

- PTE20/571. TM/21/00903/FL - 8 Boverde Avenue Kings Hill**
Provision of a new detached garage and conversion of existing integrated

garage into living space.

Kings Hill Parish Council has No Objections to this planning application but would comment that it is not in keeping with the surrounding area. Kings Hill Parish Council also supports the objection raised by the neighbour.

Deputy Clerk

PTE20/572. TM/21/01003/FL - 67 Mitchell Road, Kings Hill

Extension of garage and raise the roof to provide room in roof space.

Kings Hill Parish Council has No Objection to this planning application.

Deputy Clerk

PTE20/573. TM/21/01005/FL - 2 Ingle Place Kings Hill

Part retrospective application for a single storey rear extension and front extension, new balcony to the front elevation and loft conversion with rooflights and replacement of tile hanging with cedar cladding.

Kings Hill Parish Council has no comment on this planning application.

Deputy Clerk

PTE20/574. TM/21/01019/FL - 4 McArthur Drive Kings Hill

Single storey rear extension.

Kings Hill Parish Council has no comment on this planning application.

Deputy Clerk

PTE20/575. TM/21/01039/RM - Kings Hill Phase 3 Gibson Drive

Reserved Matters Application: Details of Landscaping and Layout for proposed Woodland Walk and Air Field Cycling Track.

Kings Hill Parish Council has No Objection to this planning application but would suggest that the appropriate signage is placed around the woodland walk to encourage cyclists to use the nearby cycling track.

Deputy Clerk

PTE20/576. TM/21/01051/FL - 92 Lapins Lane Kings Hill

Conversion of existing attached garage, single storey rear extension, loft conversion incorporating 2no. pitched roof dormers to the front and 1no. crown roof dormer to the rear.

Kings Hill Parish Council Objects to this planning application due to the rear crown dormer being too large and out of keeping with the surroundings. It is also not in keeping with the original design.

Deputy Clerk

PTE20/577. TM/21/01066/FL - 13 Pixie Walk Kings Hill

Addition of a balcony to front elevation.

Kings Hill Parish Council has No Objection to this planning application.

Deputy Clerk

PTE20/578. TM/21/01085/FL - 3 Mercers Place, Kings Hill

Proposed loft conversion with pitched roof dormer and 2 No rooflights to south east elevation and 3 No rooflight windows to north west elevation.

Kings Hill Parish Council has no comment on this planning application.

Deputy Clerk

To note withdrawn planning applications

PTE20/579. TM/19/02397/MIN - Blaise Farm Quarry Blaise Quarry Road Kings Hill

Section 73 application to vary conditions 7 (documents & drawings), 19 (Combined tonnage) and 22 (HGV movements) of planning permission TM/12/2549 (AD/ATC Plant) and consequentially vary conditions 4 (surface water drainage scheme), 5 (lighting scheme), 12 (external colour treatment) & 18 (Advanced Thermal Conversion percentage inputs) at Blaise Farm Quarry, Blaise Quarry Road, Kings Hill, West Malling, Kent ME19 4PN. **Noted.**

PTE20/580. TM/19/2398/MIN - Blaise Farm Quarry Blaise Quarry Road Kings Hill

Section 73 application to vary condition 13 (combined tonnage) of planning permission TM/14/532 (IVC Plant) at Blaise Farm Quarry, Blaise Quarry Road, Kings Hill, West Malling, Kent ME19 4PN. **Noted.**

PTE20/581. TM/19/2399/MIN - Blaise Farm Quarry Blaise Quarry Road Kings Hill

Section 73 application to vary condition 3 (documents and drawings) of planning permission TM/13/3657 (Gas to Grid Plant) at Blaise Farm Quarry, Blaise Quarry Road, Kings Hill, West Malling, Kent ME19 4PN. **Noted.**

To report Planning decisions

PTE20/582. To note TMBC planning decisions.

The planning decisions were **noted**.

PTE20/583. To note decision notice in relation to New Earth Solutions Limited.

It was **noted** that permission has been granted for for development of land situated at the In Vessel Composting Facility, Blaise Farm Quarry, Kings Hill, West Malling, Kent, ME19 4PN and being a Section 73 application to enable the operation of the established in vessel composting facility to its approved capacity for the same duration as the adjacent anaerobic digestion facility permitted under planning permission TM/19/2396.

Outstanding Planning Applications

PTE20/584. To note no decision has been received on planning application TM/20/02830/RM - Kings Hill Phase 3 - Reserved Matters application (appearance, access, landscaping, layout and scale) for Areas 4-8 of Kings Hill Phase 3 comprising the erection of 140no. dwellings, means of access and associated landscaping, parking, levels, drainage and ancillary works involving the discharge of conditions 1, 12, 13, 19, 20, 23, 24, 37, 38 and 39 pursuant to outline planning permission TM/13/01535/OAEA.
It was **noted** that the planning decision is still awaited.

Kent Street Improvement Scheme

PTE20/585. To note that Kent County Council has agreed to liaise with the parish council with regard to the Kent Street Proposals.
This was **noted**.

Local Plan

PTE20/586. To note there has been no further news in relation to the Local Plan.
This was **noted**.

Highway Improvement Plan

PTE20/587. To work with other agencies on transportation matters for the benefit of the community to include highways; road crossings; bus shelters; winter plans; road & footpath maintenance; reduction of speeding; public transport; parking and street lighting.
(a) To further consider a resident suggestion of parking solution for Braeburn way pedestrian walk since councillors attended the site.
(b) To consider the lamp post schedule for phase 1.
It was **RESOLVED** that councillors will undertake a site visit in relation to Braeburn Way. **PTE**

- PTE20/588.** After discussion it was **RESOLVED** to ask Kent County Council for a list of all lamp posts on Kings Hill that will be replaced.

Section 106

Make recommendations to Council for all s106 obligations.

- PTE20/589.** To note the planning obligation for improvements to A228/Tower View roundabout (Condition 15 of approval to TM/13/01535/OAEA (phase 3), requires a scheme for this junction to be completed prior to occupation of the 200th dwelling) will be discussed at the next Liberty Property Trust meeting.
This was **noted**.
- PTE20/590.** To note the Phase 3 obligation for new allotments to be provided at Heath Farm will be discussed at the Amenities Committee and reported back.
This was **noted**.

Environment

- PTE20/591.** **To receive the highways parish portal fault report.**
It was reported that the Deputy Clerk has been unable to drawdown a report from the Kent County Council website.
- PTE20/592.** **To receive Minutes from the Climate Change Working Group.**
25/01/2021
These minutes were **noted**.
- PTE20/593.** 21/03/2021
These minutes were **noted**.

Tree Warden Initiative

- PTE20/594.** When recommending undertaking a new activity / event / service provision to the Council, the Committee will provide an assessment of potential risks / benefits and estimated costs of the undertaking To the Finance and HR Committee.
(a) Tree Warden Initiative – To note this has been deferred to the June meeting.
This was **noted**.

Blaise Farm - Gallagher

- PTE20/595.** To note responses regarding the long term use of the land.
It was **noted** that the long term restoration plan at Blaise Farm under the planning permission is not to fill but to restore the land to lower levels and landscaped mainly to arable/pasture land with some woodland planting. It was also **noted** that it is the understanding of Gallagher's that the site will be handed back to the owners, Hanson Quarry Products Europe, at the end of the lease and it will be returned to its previous status as general farming land.
- PTE20/596.** To note face to face meeting scheduled on 30th June.
This was **noted**.

To report external meetings with representatives of the Planning, Transport & Environment Committee

- PTE20/597.** 15/04/2021 – JPCTCG. Cllrs Barker and Colman attended.
PTE20/598. 23/04/2021 – Meeting with Berkeley Homes. Cllrs Barker and Colman

attended.

To report Correspondence and matters for information

- PTE20/599.** 01/04/2021 – Email from KALC regarding Eco green communities offering environmental stations to tackle dog fouling and littering. **Noted.**
- PTE20/600.** 07/04/2021 – Email from resident regarding 1 Anson Avenue. **Noted**
- PTE20/601.** 08/04/2021 – Email from resident regarding 1 Anson Avenue. **Noted**
- PTE20/602.** 08/04/2021 – Email from resident regarding 20mph on Kings Hill. **Noted**
- PTE20/603.** 09/04/2021 – Email from resident regarding 1 Anson Avenue. **Noted**
- PTE20/604.** 11/04/2021 – Email from resident regarding parking on Quindell Place and Dawn Lane. **Noted**
- PTE20/605.** 15/04/2021 – Email from resident regarding 1 Anson Avenue. **Noted**
- PTE20/606.** 20/04/2021 – Email from National Allotment Society regarding Allotment bundle competition and NAW plans. **Noted**
- PTE20/607.** 24/04/2021 – Email from resident regarding 1 Anson Avenue. **Noted**
- PTE20/608.** 26/04/2021 – Email from resident regarding 1 Anson Avenue. **Noted**

- PTE20/609.** **Date of next meeting – Provisionally June 2nd 2021.**

Questions from committee members and future agenda items

- PTE20/610.** To receive answers to questions from councillors since last meeting.
Cllr Barker asked for Tonbridge & Malling Borough Council to be contacted for a list of their road cleansing dates for Kings Hill. It was reported that they have a revised street cleansing schedule which is due to be implemented by the middle of May. Once this begins a copy will be circulated.

- PTE20/611.** Cllr Barker enquired if there was an update on parking review. It was reported that once Purdah has ended Tonbridge & Malling Borough Council will move to formal consultation. It is anticipated that the formal results will be reported to the September Joint Transportation Board meeting.

- PTE20/612.** To note questions from councillors for which answers shall be responded to at the next meeting.
Cllr Barker asked for electric powered scooters to be on the next Agenda so that the parish council can pressurise Kent Police for a press release stating how they are dealing with this situation. **PTE**

- PTE20/613.** Cllr Barker asked for electric powered scooters to be placed on the Liberty Quarterly Agenda again.

The meeting was closed at 21:57

Signed.....

Date.....