

Great Chart with Singleton Parish Council



Planning Committee Meeting held on Tuesday 2nd June 2026 at 09:30am at Great Chart Playing Fields Pavilion MINUTES

PRESENT: Cllrs Y Barker, P Barker, Sullivan, Mercer, Cllr Blanford (ABC), Paula Cowperthwaite (Deputy Clerk), 1 member of public

1. Apologies for Absence

Cllr Tate

2. Declarations of Interest

2.1. Disclosable Pecuniary Interests

None

2.2. Other Significant Interests

None

2.3. Other Interests

Cllr Sullivan (Item 4.1)

3. Minutes of the previous meetings

The committee resolved to accept the minutes of the meeting of 30th April 2026 as a true record of the meeting.

Proposed: Cllr Y Barker	Seconded: Cllr P Barker	Vote for: 4
Against: 0	Abstain: 0	Motion carried

Public Participation: There will be 15 minutes of the meeting to hear public questions and comments.

It was noted that the date to apply for a license for ownership of the wooden horse has passed. It will likely now be removed.

4. Planning applications for Consideration

4.1. [PA/2026/0719](#)

8, Old Orchard, Singleton, TN23 4PY

Lawful development certificate - proposed - construction of an outbuilding for use as a dog grooming business

Although it is not part of the process of a Lawful Development application, concern was raised over the parking for cars using the business as the site plans are not representative of the parking area. As it will be for a dog

grooming business, drainage should also be considered.
The committee resolved to make a representation as above.

Proposed: Cllr Y Barker	Seconded: Cllr P Barker	Vote for: 2
Against: 0	Abstain: 2	Motion carried

4.2. [OTH/2026/0814](#)

Land at Chilmington Green, Ashford Road, Great Chart

Details submitted pursuant to Condition 2 (Hard Landscaping) of Planning Permission 21/00840/AS

As there was little information included in the application, the committee resolved to object to the application due to the lack of specific information, as per requirements of Condition 2.

Proposed: Cllr P Barker	Seconded: Cllr Mercer	Vote for: 4
Against: 0	Abstain: 0	Motion carried

4.3. [PA/2026/0872](#)

4.4. 25, Bull Bridge Way, Chilmington Green, TN23 8AH

Single storey side extension

The committee had no planning related concerns and resolved to support the application.

Proposed: Cllr P Barker	Seconded: Cllr Sullivan	Vote for: 4
Against: 0	Abstain: 0	Motion carried

4.5. [PA/2026/0817](#)

Former Grain Store north-west of Great Chilmington Farmhouse, Chilmington Green Lane, Great Chart, Ashford

Lawful Development Certificate - Existing - Confirmation of commencement works and a material start to Planning Permission PA/2024/2321

The committee had no planning related concerns and resolved to support the application.

Proposed: Cllr Y Barker	Seconded: Cllr Sullivan	Vote for: 4
Against: 0	Abstain: 0	Motion carried

5. Planning Decisions

OTH/2025/1360

Land at Chilmington Green, Ashford Road, Great Chart – Details submitted pursuant to conditions 7 (Street Lights), 8 (Landscaping Scheme), and 9 (Planting Plans) for planning permission 21/00840/AS

<https://ashfordboroughcouncil.my.site.com/pr/a0hTw000002juXxIAI>

PC: Support

ABC: Agree to discharge

OTH/2025/1423

Land at Chilmington Green, Ashford Road, Great Chart – Details submitted pursuant to condition 5 (Biodiversity Enhancement and Management) of Planning Permission 21/00840/AS

<https://ashfordboroughcouncil.my.site.com/pr/a0hTw000002oNDBIA2>

PC: No comment made

ABC: Agree to discharge

OTH/2025/1424

Land at Chilmington Green, Ashford Road, Great Chart – Details submitted pursuant to condition 4 (Biodiversity Enhancement and Management) of planning permission 21/00839/AS

<https://ashfordboroughcouncil.my.site.com/pr/a0hTw000002oNGPIA2>

PC: No comment made

ABC: Agree to discharge

OTH/2026/0712

Land at Chilmington Green, Ashford Road, Great Chart, Ashford – Non-material amendment to planning application 17/01170/AS for “Layout, Access, Scale, Landscaping and Appearance of development at Chilmington Green for the 346 residential dwellings, which

<https://ashfordboroughcouncil.my.site.com/pr/a0hTw000004bX4LIAU>

PC: No comment made

ABC: Approve

OTH/2025/2154

Land Between The Pig And Whistle Farmhouse And Minden Cottage, Ashford Road, Great Chart, TN23 3UW – Details submitted pursuant to Condition 30 of planning permissions 21/01315/AS & PA/2022/2030 and Condition 26 of planning permission ref: PA/2023/1635 (D

<https://ashfordboroughcouncil.my.site.com/pr/a0hTw000003tDXZIA2>

PC: No comment made

ABC: Agree to discharge

OTH/2026/0195

Land between the Pig and Whistle Farmhouse and Minden Cottage, Ashford Road, Great Chart – Details submitted pursuant to conditions 3 (materials), 6 (hard and soft landscaping), 9 (bicycle storage), 11 (Habitat Management and Monitoring Plan), 12 (biodive

<https://ashfordboroughcouncil.my.site.com/pr/a0hTw000004FjqXIAS>

PC: No comment made

ABC: Refuse

PA/2026/0307

12 Imperial Way, Singleton, Ashford, TN23 5HB – Lawful Development Certificate for a proposed loft conversion, with rear dormer and roof windows to front and rear.

<https://ashfordboroughcouncil.my.site.com/pr/a0hTw000004KJfJIAW>

PC: No comment made

ABC: LDC granted

PA/2026/0101

120, Lakemead, Singleton, TN23 4XZ – Single storey side extension (retrospective)

<https://ashfordboroughcouncil.my.site.com/pr/a0hTw000004CBqXIAW>

PC: Object

ABC: Approve

6. Appeal Notification

[PA/2025/2222](#)

37 Bishops Green, Singleton, TN23 5BQ

Fencing around property (retrospective)

7. Chilmington

It was noted that Cllr Barrett (ABC) is dealing with an ongoing case for a resident who is having difficulty getting their child to the secondary school. He is trying to get more parents to join in with a group appeal rather than focus on individual cases.

8. Public Right of Way update for AW221

The history of the consultations for the PROW was discussed, and it was understood how the new route came to be. Concern was raised over who would maintain the footpath installed by Jarvis Homes and if this would be adopted by the CMO.

9. Planning Process Document

It was noted that the document should be regularly updated when process or legislation changes. Otherwise, the committee resolved to accept the document.

Proposed: Cllr Sullivan	Seconded: Cllr Mercer	Vote for: 4
Against: 0	Abstain: 0	Motion carried

10. Date and venue of next meeting

The next meeting will be held on Tuesday 7th July at 10:30am, at Great Chart Playing Fields Pavilion.

The meeting finished at 10:35am.

Signed as a true record by;

Cllr Yolanda Barker: _____

Date: _____