

Great Chart with Singleton Parish Council



Planning Committee Meeting held on Thursday 27th August 2026 at 09:30am at Great Chart Playing Fields Pavilion MINUTES

PRESENT: Cllrs Y Barker, P Barker, Mercer, Tate, Sullivan, P Cowperthwaite (Deputy Clerk).

1. Apologies for Absence

Cllr Blanford (ABC)

2. Declarations of Interest

2.1. Disclosable Pecuniary Interests

None

2.2. Other Significant Interests

None

2.3. Other Interests

None

3. Minutes of the previous meetings

The minutes of the previous meeting held on Tuesday 28th July 2026 were approved as a true record.

Proposed: Cllr P Barker	Seconded: Cllr Tate	Vote for: 5
Against: 0	Abstain: 0	Motion carried

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

- The KCC 5-year forward works plan includes the resurfacing of Tithe Barn Lane, and the A28 alongside the Chilmington development.
- Old Orchard has now been resurfaced following the pothole reports.

4. Planning applications for Consideration

4.1. [PA/2026/1368](#)

27, Waddington, Singleton Road, Great Chart, TN23 3BB

Proposed front porch

The committee resolved that there were no planning related concerns and support the application.

Proposed: Cllr P Barker	Seconded: Cllr Mercer	Vote for: 5
Against: 0	Abstain: 0	Motion carried

4.2. [OTH/2026/1423](#)

Land at Chilmington Green, Ashford Road, Great Chart, Ashford

Details submitted pursuant to part discharge condition 3a (Doorstep Play Spaces - Landscaping Play Layout Plan) of planning permission 17/01170/AS. The application seeks approval to replace the previously approved drawing DO368_008 Rev B with drawing DO368_008 Rev C. in relation to the doorstep play area within Phase 1

The committee still have concerns that the area will be an ASB hotspot due to be an ASB hotspot due to its location and the surrounding pleached trees. It requests that the trees are not allowed to grow above 4ft high.

Proposed: Cllr Sullivan	Seconded: Cllr Tate	Vote for: 5
Against: 0	Abstain: 0	Motion carried

4.1. [Any applications received after publication of agenda](#)

Please search the Ashford Borough Council planning portal for relevant Great Chart with Singleton Parish applications

https://ashfordboroughcouncil.my.site.com/pr/s/register-view?c_q&c_r=Arcus_BE_Public_Register

5. Planning Decisions

PA/2026/0817

Former Grain Store north-west of Great Chilmington Farmhouse, Chilmington Green Lane, Great Chart, Ashford-Lawful Development Certificate-Confirmation of commencement works and a material start to Planning Permission

<https://ashfordboroughcouncil.my.site.com/pr/a0hTw000004h07JIAQ>

PC: Support

ABC: Development is Lawful

PA/2026/0959

19, Hoppers Way, Singleton, TN23 4GP -

<https://ashfordboroughcouncil.my.site.com/pr/a0hTw000004nGMHIA2>

PC: Support

ABC: Approve

OTH/2026/1238

Braeside, Padwell Lane, Great Chart, Ashford, TN23 3AU -

<https://ashfordboroughcouncil.my.site.com/pr/a0hTw000004yVppIAE>

PC: Support

ABC: Withdrawn

PA/2026/0095

Barn At, Little Singleton Farm, Goldwell Lane, Great Chart, TN26 1JS – Conversion of barn to single dwelling – Self build

<https://ashfordboroughcouncil.my.site.com/pr/a0hTw000004Ble1IAC>

PC: Support

ABC: Approve

PA/2026/0121

Barn At, Little Singleton Farm, Goldwell Lane, Great Chart, TN26 1JS – Listed Building Consent for the conversion of barn to single dwelling

<https://ashfordboroughcouncil.my.site.com/pr/a0hTw000004CtsrIAC>

PC: Support

ABC: Approve

PA/2026/0608

35 Manorfield, Singleton, TN23 5YW – Extension of existing fence to the front of the property

<https://ashfordboroughcouncil.my.site.com/pr/a0hTw000004VvkTIAS>

PC: Object

ABC: Approve

6. Appeal Decisions

None

7. Chilmington

- The school bus route to Chilmington has been confirmed, with clarification still awaited on whether it will enter the school grounds or drop off at New Street Farm

8. National Planning Policy Framework Update

The update follows the draft that went out for consultation in December 2025, and the consultation that closed in March 2026.

A key test for future applications will be whether a proposal is inside or outside the built-up area. Inside the built-up area, a proposal should be approved unless the benefits of doing so would be substantially outweighed by adverse effects. Outside a built-up area, only certain kinds of development are allowed at all.

9. Date and venue of next meeting

The next meeting date and time will be decided at the meeting Monday 21st September 9:30 in the pavilion.

Meeting finished at 10:25am.

Signed as a true record by;

Cllr Yolanda Barker: _____

Date: _____