

Great Chart with Singleton Parish Council



Chilmington Green Working Group Meeting and Planning to be held remotely on Tuesday 4th January 2022 starting at 6.30 pm Agenda

1. Apologies for Absence

To receive apologies for absence

2. Declarations of Interest

2.1. [Disclosable Pecuniary Interests](#)

2.2. [Other Significant Interests](#)

2.3. [Other Interests](#)

3. Minutes of the previous meetings

To approve minutes of the previous meeting held on 7th December 2021 as a true record.

4. Planning applications for Consideration

4.1. [Planning application number 17/01334/CONB/AS](#)

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

Discharge of condition 1 (SUDS)

4.2. [Planning application number 21/02165/AS](#)

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

Reserved matters application for the amended Landscaping Works to the Phase 1 Northern Gateway (Access A) at Chilmington Green pursuant to planning permission 12/00400/AS

4.3. [Planning application number 21/02135/AS](#)

Old Chilmington, Chilmington Green Lane, Chilmington Green, Ashford, TN23 3DP

Replacement of ceramic tile kitchen floor with a flagstone floor and removal of a solid brick kitchen island unit.

4.4. [Planning application number 21/01611/CONA/AS](#)

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

Discharge of condition 1 (Pond 3 details)

4.5. [Planning application number 21/01914/AS](#)

Proposed school site land south east of, Ashford Road, Great Chart, Kent

With attendee from ABC to provide clarity on the application

5. Chilmington Stakeholder Group and South Ashford Garden Community

To receive updates from meetings held.

6. Planning Applications approved

To review planning applications approved if any received

7. Date and venue of next meeting

To confirm date and venue of next meeting.

Great Chart with Singleton Parish Council



Chilmington Green Working Group Meeting and Planning held remotely on Tuesday 7th December at 6.30 pm MINUTES

PRESENT: Cllrs P Barker, Y Barker, Wiffen, Cllr Blanford (ABC), Aniko Szocs (Clerk), Paula Cowperthwaite (Deputy Clerk), 1 member of public.

1. Apologies for Absence

None

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 meeting held on 28th September 2021 were duly approved as a true record.

Proposed: Cllr Wiffen	Seconded: Cllr P Barker	Vote for: 3
Against: 0	Abstain: 0	Motion carried

4. Planning applications for Consideration

4.1. [Planning application number 17/01170/CONF/AS](#)

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

Partial discharge of condition 3 (a - design of doorstep play spaces),(c - paths details),(d - hard surfaces details),(e - street furniture details) & (g - sample panels proposed materials) - in relation to the doorstep play area within Phase 1B and Phase 1C only

There was a discussion around what the application was specifically for, and who would be responsible for ongoing maintenance. The working group resolved to support the application.

Proposed: Cllr Y Barker	Seconded: Cllr Wiffen	Vote for: 3
Against: 0	Abstain: 0	Motion carried

4.2. [Planning application number 21/01914/AS](#)

Proposed school site land south east of, Ashford Road, Great Chart, Kent

Reserved matters application pursuant to outline planning permission 12/00400/AS for the construction of a 6FE secondary school which will include a multi-use games area (MUGA), car parking, landscaping and external play, with the creation of a new access from Chilmington Green Road

An email from the Community Engagement Team at Chilmington Green Secondary School Plans was read to the group.

It was agreed that planning conditions mean that the second roundabout must be in place, and Chilmington Green Road must be closed off before the secondary school can be opened. It was questioned whether there was a trigger point for the second roundabout.

The current plans suggest that the school exit will be on to Chilmington Green Road, but the email read out confirms that the road must be closed first, although KCC will need to confirm that this will happen.

Cllr Blanford suggested a meeting be arranged with Faye Tomlinson to discuss the application and to get clarity on the questions the council have, the closing date for comments is 20th January so there is time to arrange this.

It was also noted that there are less than the required 228 cycle spaces required at the school. The location of the sports pitches directly next to the A28 is also a concern.

The working group agreed that a meeting will be held with Faye Tomlinson to discuss the application further before a decision is made on a response, but that a holding response noting our concerns will be submitted.

4.3. [Planning application number 12/00400/COAH/AS](#)

Chilmington Green Primary School, Mock Lane, Chilmington Green, Ashford, TN23 3DS

Discharge of condition 36 (timetable for construction of final wearing course footpaths/footways/carriageways - primary & secondary schools)

There is a nearly complete footpath from next to the Pig and Whistle to the school. There is a concern that the height of the edge board is not enough to allow an appropriate final surface to be laid on it. The path from Chilmington Green is still under construction.

Some of the timelines relevant to this application have already lapsed so will need to be changed, but others are not realistic so should be refused. Until the work is completed, this condition should not be discharged.

The working group resolved to object to the application.

Proposed: Cllr Y Barker	Seconded: Cllr Wiffen	Vote for: 3
Against: 0	Abstain: 0	Motion carried

5. **Chilmington Stakeholder Group and South Ashford Garden Community**

The most recent meeting held was a positive meeting. ABC had written to Hodsons about their s.106 obligations, most of the requests from Hodsons have been rejected with a few minor ones accepted. Hodsons have since replied that they do not agree

with the points raised. It looks likely that this will now go to court.

The CMO reported on community activities which was very positive. Residents are starting to see that the CMO are on their side due to the hard work of the staff there.

Cllr Blanford noted that the applications for Court Lodge and Kingsnorth Green will come to ABC planning committee on 15th February 2022.

6. Planning Applications approved

The planning decisions were read out.

7. Date and venue of next meeting

The next meeting will be held on a date that can be agreed with Fay Tomlinson and will be held online.

The meeting closed at 19:40pm

Signed as a true record by

Cllr Yolanda Barker _____ Date: _____

DRAFT

Planning Decisions

December 2021

Planning Application Number [21/01724/AS](#)

34 The Bulrushes, Singleton, Ashford, Kent, TN23 5GD

Two-storey side & rear extension **ABC:** Permit. **PC:** Object

Planning Application Number [21/01410/AS](#)

17 Oakenpole, Singleton, Ashford, Kent, TN23 5XW

First floor side extension to create bedroom **ABC:** Permit. **PC:** Support

Planning Application Number [21/01808/AS](#)

144 Imperial Way, Singleton, Ashford, Kent, TN23 5HU

Lawful Development Certificate - Proposed - Garden office outbuilding

ABC: Proposed Use/Development Would Be Lawful. **PC:** No decision needed

Planning Application Number [21/01872/AS](#)

Hop Farm, Park Lane, Great Chart, Ashford, Kent, TN26 1JZ

Prior Notification for the change of use of an agricultural building and land within its curtilage to one smaller dwellinghouse including associated operational development

ABC: Prior Approval Not Required. **PC:** No decision needed

Planning Application Number [17/01334/CONB/AS](#)

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

Discharge of condition 1 (SUDS)

Withdrawn – Inappropriate Procedure

Planning application number [18/00733/CONF/AS](#)

Land adjacent The Barn, Chilmington Green Lane, Chilmington Green

Discharge condition 5 (Trees - Arboricultural) **ABC:** Permit **PC:** No comments made