

WEST MALLING PARISH COUNCIL

**NOTICE IS HEREBY GIVEN OF A MEETING OF THE PLANNING COMMITTEE TO BE HELD
ON MONDAY 22ND FEBRUARY 2021, 7.30 pm.**

**MEETING TO BE CONDUCTED BY ZOOM VIDEO CONFERENCE CALL – PLEASE CONTACT THE CLERK
BY 4PM ON MONDAY 22ND FEBRUARY FOR DETAILS ON HOW TO GAIN REMOTE ACCESS.**

Membership

Cllr. Gwyneth Barkham
Cllr. Keith Bullard
Cllr. Trudy Dean
Cllr. Sara Margetts
Cllr. Camilla Medhurst
Cllr. Yvonne Smyth
Cllr. Min Stacpoole
Cllr. David Thompson (Chairman)

Co-opted members:
Mike North
Peter Cosier: Tree Warden
Sara Margetts: Tree Warden

AGENDA

1. **Welcome & Introduction**
2. **Apologies for Absence** – to receive
3. **Declarations of Interest** – to receive
4. **Minutes** - to receive and approve for signature the minutes of the meeting held on 26th January 2021
5. **Matters Arising** from the minutes not otherwise on the agenda
6. **TMBC Local Plan –**
 - 6.1 – to note that T&MBC has now responded to the Inspectors' letter dated 15th December 2020.
[www.tmbc.gov.uk/ data/assets/pdf file/0003/1098525/ED69 TMBC Response to Inspectors 290121.pdf](http://www.tmbc.gov.uk/data/assets/pdf_file/0003/1098525/ED69_TMBC_Response_to_Inspectors_290121.pdf)
 - 6.2 – to consider the drafting of the WMPC letter to the Inspectors in light of the T&MBC response.
 - 6.3 – to note the letter sent to the Secretary of State for Housing, Communities & Local Government by Tom Tugendhat MP & Tracey Crouch MP
7. **Planning Application Decisions** - Review decisions made by TMBC since last month and consider any further responses.
8. **Planning Applications** – to note that the following application was considered following consultation with members and a response sent to T&MBC using delegated powers (Section 101 (1) Local Govt Act 1972).
 - 8.1 **TM/21/00169/TNCA** – Priors House 18 King Street West Malling ME19 6QT Sweet Chestnut T1 to re-pollard to previous points; Holly tree T2 to reduce by 25%; and Silver Birch T3 to fell to ground level.
9. **Planning Applications** - to consider and agree WMPC response to the following planning applications:
 - 9.1 **TM/21/00176/FL** - 181 Norman Road West Malling ME19 6RW Demolition of existing single garage to side of house, construction of new single storey side extension containing bathroom and living area
<https://publicaccess2.tmbc.gov.uk/online-applications/PLAN/21/00176/FL>

9.2 TM/21/00081/FL & TM/21/00082/LB - 10A Swan Street and 65 High Street West Malling **Listed Building Application:** Internal changes to 10a Swan Street and some alterations to the existing fenestration; construction of a new single storey refuse store to the rear; removal of the existing external plant by relocating this on to the second floor internally; breaking through from No.10a to join the property with the existing no.65 High Street and minor internal alterations to No.65; change of use of no.10a from Class E(A) and no.65 Class E(b) to a combined Class E(a) and Class E(b) establishment
<https://publicaccess2.tmbc.gov.uk/online-applications/PLAN/21/00081/FL>
<https://publicaccess2.tmbc.gov.uk/online-applications/PLAN/21/00082/LB>

9.3 TM/21/00284/LB - 181 St Leonards Street West Malling ME19 6PE **Listed Building Application:** Internal works to include the replacement of gas, heating and electricity systems, installation of underfloor heating, installation of wood burning stoves, replacement kitchen and bathroom fittings and general internal works of repair, redecoration and refurbishment. External works to include like for like render replacement to the rear wing, replacement of guttering and downpipes, installation of a boiler flue to the rear elevation, removal of redundant brickwork structure to the SW elevation and general external works of repair, redecoration and refurbishment.
<https://publicaccess2.tmbc.gov.uk/online-applications/PLAN/21/00284/LB>

9.4 TM/21/00289/RD - 4 Orwell Spike West Malling ME19 4PB Details of Condition 4 (contamination) pursuant to planning permission TM/20/01939/FL (Demolition of existing garage. Subdivision of existing site and construction of additional detached dwelling with integral garage, parking and replacement garage for existing dwelling)
<https://publicaccess2.tmbc.gov.uk/online-applications/PLAN/21/00289/RD>

9.5 TM/21/00189/FL & TM/21/00190/LB - 41 Swan Street West Malling ME19 6JU **Listed Building Application:-** Replace the broken wooden gates to the front of the property, leading directly onto Swan Street, with cast iron electrically operated gates
<https://publicaccess2.tmbc.gov.uk/online-applications/PLAN/21/00189/FL>
<https://publicaccess2.tmbc.gov.uk/online-applications/PLAN/21/00190/LB>

9.6 TM/21/00325/FL - 127 Offham Road West Malling ME19 6RE Ground floor extension, new rear hipped dormers, new gable roof to a large existing dormer, internal alterations and refurbish including a new location of the stairs, improvements to the front elevation and ground floor and first floor bathrooms construction. The entrance door to the existing house and one of the windows will be relocated. Demolition of the existing dormer and demolition of two outbuildings in the rear garden. A greenhouse to the south-east of the house, and store to the south-west of the house. Hard landscaping to rear and front gardens.
<https://publicaccess2.tmbc.gov.uk/online-applications/PLAN/21/00325/FL>

9.7 TM/21/00345/PDVOR - 2 - 4 High Street West Malling Prior Notification: change of use from Office (Class B1a) to 4 no. residential units under the provisions of Class O of Part 3 of the Town and Country Planning (General Permitted Development) (England) Order (2015) (as amended)
<https://publicaccess2.tmbc.gov.uk/online-applications/PLAN/21/00345/PDVOR>

9.8 TM/21/00364/FL - Hopovers Eden Farm Lane West Malling ME19 6HL Formation of 1200mm wide door opening at ground floor from living room (east elevation) into garden and insertion of a pair of glazed timber doors
<https://publicaccess2.tmbc.gov.uk/online-applications/PLAN/21/00364/FL>

10. Right to Regenerate – to agree WMPC response Deadline 13th March
<https://www.gov.uk/government/news/right-to-regenerate-to-turn-derelict-buildings-into-homes-and-community-assets>

11. T&MBC Air Quality Consultation – to consider response from a planning perspective.
<https://www.tmbc.gov.uk/services/environment-and-planning/pollution/air-quality>

12. Planning & Conservation Enforcement

12.1 Current Investigations - Consider current investigations & any next steps required.

12.2 Potential New Investigations - Receive reports of potential Planning & Conservation enforcement Issues and consider next steps

13. Questions from members of the public and councillors

14. TMBC Area 2 Planning Committee - Wednesday 24th February 2021

15. Date of next WMPC Planning Committee Meeting –Tuesday 23rd March 2021



Claire Christmas
Clerk to West Malling Parish Council
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