

**South Willlesborough and Newtown Community Council**  
**www.swancc.org.uk**

**Planning and Highways Committee (PH18)**  
**Wednesday 17<sup>th</sup> March 2021**

**MINUTES**

**In attendance:-** Andy Rogers (AR) (Chair) Johnny Hunt (JH), Paul Bohill (PBo), David Mullan (DM), Eric Parkinson (EP)

Also in attendance Rob Woods (RW) (Clerk) Cllr Paul Bartlett (PBa) 4 members of the public from 7pm, 1 member of the public from 7.25pm

The Chair welcomed guests and members of the public and confirmed his intention to permit the public to speak at appropriate points in the proceedings

**14/21 Apologies for absence and approval**

No apologies were received

**15/21 Declarations of pecuniary, other significant or voluntary interest**

No declarations were made.

**16/21 To agree Minutes of the last meeting (PH17) and sign**

**Proposed DM Seconded PB**

Having considered any comments made by full Council, the Minutes of the last meeting were agreed as a true record of proceedings and signed by the Chair

**17/21 To receive a report from Cllr Bartlett ABC regarding options for Flood Alleviation at Bullieid Place / ASDA Underpass**

The Chair invited PBa to address the Committee on his plans to improve cross parish border cycling and walking routes, amend previously agreed road/water crossing points in the area and alleviate the impact of flooding by redirecting agreed developer contributions to a new rail/river crossing in the SWAN area

DM commented on the former rail crossing point which had been closed by Network Rail several years earlier and that it was imperative that the SWAN community regains full access to key local facilities when the river is in flood. PBo expressed appreciation for PBa's foresight and presentation. **Following a discussion, it was resolved to recommend Council to support PBa's plans and as a first stage, to join Kingsnorth and Sevington Parish Councils in a joint letter to the County Councillor, elected in the upcoming 6<sup>th</sup> May ballot, to seek his/her support.**

The Chair thanked PBa who left the meeting at 7.23pm

**18/21 To consider responses from Environmental Agency and Internal Drainage Board to SWANCC letter on flooding issues.**

Following a brief discussion, **it was agreed a) that although the Internal Drainage Board response was helpful, the Environment Agency response was disappointing b) neither**

could offer the SWAN Community a long term solution to the regular flooding problems c) that the responses validated the support for the proposal presented in Item 17/21 and the action to consult with the new County Councillor following the May ballot.

**19/21 To consider if parking on side streets near to Newtown Works will be impacted by construction site staff and future occupants of the site.**

PBo reported that he estimated 20-30 contractor's vehicles (Klondyke housing site) were parking every day in the Alfred Road area which were blocking sightlines and bus stops and which if left unchecked, will result in significant pressure on parking space when the lockdown ends and when work on the Newtown Railway works commences.

DM commented that the newly constructed road in to the Klondyke site was being used for deliveries.

It was agreed unanimously that RW/SE should a) revisit the Construction Management Plan agreements and/or discuss with Planning Enforcement and to reference concerns in the proposed letter to Ashford Borough Council (cross reference with Item 21/21)

**20/21 To review letter to lobby KCC/ABC to clarify or amend its policy on dropped kerbs and review its policy on the use of gardens as parking spaces.**

Following a brief discussion, it was agreed to recommend the letter to Council

**21/21 To review letter to lobby KCC/ABC to include SWANCC in Newtown Parking Review**

Following a discussion, it was agreed to revise the letter to include the concerns expressed in Item 19/21 above and to submit the revision to full Council for approval

**22/21 To consider responses to Planning applications**

- a) **21/00071/AS 80 Gladstone Road, Willesborough, Ashford, Kent, TN24 0BZ**  
Lawful development certificate - proposed - single storey rear extension.

**Resolved: Unanimous decision - no objections**

- b) **21/00432/AS 63 Gladstone Road, Willesborough, Ashford, Kent, TN24 0BZ**  
Change of use from Shop (Use Class E) to Hot Food Takeaway (Use Class Sui generis) and installation of a flue pipe.

4 members of the public requested approval to speak on this item. The Chair approved the request. After hearing their comments and following a long discussion it was **resolved: By unanimous decision to strongly object on the grounds of noise, vibration, loss of residential amenity, parking, anti social behaviour importation, unsocial opening times, location in a residential area, fire risk, traffic and highways issues and littering**

3 members of the public left at 7.53pm

- c) **20/01441/CONA/AS Note of Discharge of Conditions Sites A3a and A3c, Hall Avenue, Orbital Park, Sevington**

Discharge of conditions: 15 (landscape specification), 16 (archaeological field evaluation) & 17 (contamination)

**Resolved: Unanimous decision – No objection**

d) **TPO/20/00007 Tree Preservation Order Kings Prospect -To note this is now complete.**

Noted without comment

e) **5g Mast Newtown Road to note outcome of planning decision**

The outcome was welcomed and noted without further comment

f) **Applications received since the agenda was published:**

i. **20/01441/CONB/AS Note of Discharge of Conditions Sites A3a and A3c, Hall Avenue, Orbital Park.**

Discharge of conditions 5 (discharge of water to public highway), 11 (SUDs) & 13 (foul sewerage) in relation to plots 2.1 & 2.3

**Resolved: Unanimous decision – No objection**

ii. **21/00423/AS McDonalds Drive Through Restaurant, The Parade, Orbital Park.**

Alterations to the site including changes to the existing side-by-side layout and parking bays, with amended kerb lines and associated works to the site. The removal of the existing remote corral with the construction of a new corral in an alternative location. The installation of 2 no. new Customer Order Displays (COD) retaining the existing overhead Canopies, a new Goal Post height restrictor and digital drive thru signage suite.

**Resolved: Unanimous decision – No objection**

iii. **21/00424/AS McDonalds Drive Through Restaurant, The Parade, Orbital Park,**

The installation of 2 no. new Customer Order Displays (COD) retaining the existing overhead Canopies, a new Goal Post height restrictor and digital drive thru signage suite.

**Resolved: Unanimous decision – No objection**

**Action- RW/SE to inform Planning Department of the decisions in Items 22/21 a, b, c and fi, fii and fiii**

**23/21 To agree the date of the next meeting as 14<sup>h</sup> April 2021 and items to be included on the agenda.**

**Agreed 4<sup>th</sup> April 2021**

**Items – Update on HGV movements**

There being no further business the Chair closed the meeting at 8.17pm

Signed \_\_\_\_\_ Date \_\_\_\_\_

Chair