



Minutes of the Planning Committee Meeting

Loose Parish Pavilion

Monday 18 March 2024 at 6.45pm

Present: Jim Andrew (Chairman) (JA), Peter Rigby (PR), Tony Oliver (TO), Mick Westwood (MJW), Mike Woodward (MW), Vianne Gibbons (VG) (arrived 7.14pm), Janet Burnett (Assistant Clerk) (JB), who took the minutes.

Members of the Public/representatives in attendance

There were no members of the public present.

1. To receive and record any apologies for absence.

No apologies were received.

2. To receive and agree any decision regarding any item to be taken as confidential.

None.

3. To receive any declarations of pecuniary interest on items in the agenda.

(In accordance with the NALC Model Code of Conduct for Parish Councils (pursuant to section 27 of the Localism Act 2011). In addition, any declaration of personal or prejudicial interest. (As agreed by LPC 21 Jan 13) - None

Cllr Mike Woodward declared a personal interest in agenda item 8 - 23/505091 and took no part in the discussion

4. To receive any signed dispensation requests for any item on this agenda.

For Councillors to approve/disapprove as appropriate and to agree the reason for the dispensation if approved. (see dispensation form.) This follows the agreement made by the LPC at the meeting on the 17 July 2017.

None.

5. To agree the minutes from the Planning Committee meeting of 04 Mar 2024 (Pages 653 - 654).

The minutes of the meeting of 04 March 2024 were duly **AGREED** and signed by the Chairman.

6. To receive any representations made by the public or by organisations.

None.

7. 24/500726/FULL 4 Old Loose Close Loose Kent ME15 0BJ

Section 73 - Application for minor material amendment to approved plans condition 5 (enlarge depth of extension and include a rear chimney for a log burner) pursuant to 23/503648/FULL for - Erection of a single storey side extension and two storey rear extension including 2 no. roof lights and changes to fenestration.

After discussion the Committee **AGREED** to approve this application and do not wish it to be called in.

- 8. 23/505091/HYBRID Greensand Place Heath Road Linton Kent ME17 4NU – revised details**
 Full Planning Application for the erection of a 73-unit Extra Care Home (Class C2), erection of a 14-unit block for Autistic Young Adults, extensive tree planting and landscaping, access, drainage infrastructure and all other associated and ancillary works; and (ii) Outline Planning Application for erection of a new Hospice building with In-Patient and Out-Patient facilities and provision of up-to 58 no. 100% affordable elderly bungalows (all matters, except for access, to be reserved for future determination).
 After discussion the Council **AGREED** that they object to this application and would like it called in.
 Their comments on the previous application are still relevant, in particular the affect the application will have on the Linton Crossroads and the increased traffic movements on the Heath Road as well as the proximity of another proposed development of Beacon Park (LPRSA312), which is in the Maidstone Local Plan and this will exacerbate the traffic issues on the Heath Road in this area and will cause rat runs through narrow lanes instead, including Loose and the surrounding areas.
 Loose Parish Council strongly supports Linton Parish Council’s response and concur with their comments, especially in relation to the infrastructure. They believe a more strategic approach is needed, with all relevant parties involved at an early stage, in particular relating to infrastructure. Loose Parish Council also support KCC ecological report previously submitted.
 Loose Parish Council believe that the design of the care home could be more sympathetic to the amenity of neighbouring cottages on the east side.
- 9. 24/500829/TCA Land Next to Old Loose Hill Loose Kent ME15 0BH**
 Conservation Area Notification for (T1) Ash tree -remove major deadwood and hanging branch, (G4) Elm tree remove windthrown Elm, (T7) Sycamore tree -remove Low branch overhanging field to South and (G6) Fell 3 x dead Elms trees.
 The Committee noted this application.
- 10. 24/500773/TCA Brooks Field Old Loose Hill Loose Kent ME15 0BH**
 Conservation Area Notification: To coppice one Group of Plum trees (G1), two Elderberry trees (T3, T4) and one Crack Willow tree (T5) to allow access for pond dredging works.
 The Committee noted this application.
- 11. 24/500949/TCA Old Forge House Busbridge Road Loose Kent ME15 0ER**
 Conservation area notification to remove lower branches (as marked on plan) of one Mulberry and reduce to a height of 4,5 metres. After discussion the Committee **AGREED** to refer the application to the Landscape Officer.
- 12. 24/500947/FULL 22 Busbridge Road, Loose, Kent, ME15 0HY.**
 Demolition of existing office and erection of a two storey side extension.
 After discussion the Committee **AGREED** to approve this application. They do not want the application called in.
- 13. To receive other items for discussion. Information only.**
- 24/500905/FULL Erection of new single storey structure at first floor level to accommodate offices. Five Acre Wood School Boughton Lane Maidstone Kent ME15 9QQ expires 5/4/24
 - 24/500957/LAWPRO Lawful Development Certificate for the proposed installation of flat roof dormer to side elevation. Brookfield Busbridge Road Loose Maidstone Kent ME15 0ES Both applications to go on the next agenda.

14. Date of next meeting: 8 April 2024

Meeting concluded at 19.21pm

Signed Committee Chairman

Dated: