

Boughton Monchelsea Parish Council

Minutes of the Boughton Monchelsea Parish Council Planning & Licensing Committee meeting held on 21st January 2020 at 7.00pm in the parish office within Boughton Monchelsea village hall

Present: Cllrs D. Smith
A. Humphries
A. Whybrow
B. Brown
J. Gershon
Clerk
2 residents

1. Apologies: Cllrs Jessel, Redfearn, Martin, Edmans and Date
2. Notification of late items for the agenda : None
3. Declaration of Interests: None
4. Applications considered (plans were available at the meeting):

**19/506110 Lower Bell Riding School, Back Lane, Boughton Monchelsea
Demolition of existing site structures (barn, stables, mobile home, shed)
and erection of 3 dwellings with accompanying parking and landscaping**

Residents spoke regarding their objections to the application.

Following lengthy discussion between members, the following response to MBC was agreed.

The Parish Council wish to comment on the application as follows :

- There should be no adverse effect on the private amenity of neighbouring properties
- No information has been provided regarding how surface and foul water from the proposed dwellings will be dealt with. This should be fully detailed
- We have concerns that the proposal represents overdevelopment of this brownfield site, particularly the way plots 2 and 3 have been inserted in a cramped position with small gardens and remote parking
- The design of the dwellings is not consistent with the character of existing housing along Back Lane and the surrounding rural environment
- MBC should seek assurance on ecology issues relating to bats

5. Any other Business:
None
6. Date of Next Meeting: To be determined according to need.

Meeting closed at 9.40pm