

Boughton Monchelsea Parish Council

Notes relating to planning application 20/501159 25th March 2020

During the COVID-19 crisis it is not possible for the Parish Council's planning committee to hold meetings. Advice received from the National Association of Local Councils states that during this time, records of any decision making will be sufficient.

The Parish Council have agreed that any planning applications that are received during this time will be reviewed and commented on by Planning Committee Chairman, Doug Smith, wherever possible. The clerk will then forward these comments to the rest of the planning committee for agreement / further comment before collating a response and submitting this to MBC.

The following planning application was reviewed during week commencing 23rd March 2020 :

Ref. 20/501159

Address : Norrington, Heath Road, Boughton Monchelsea

Proposal : Erection of a single storey rear extension with two dormers to the rear and two dormers to the front. Works include a front porch and replacement windows (Resubmission 19/504188)

Comments due by : 6th April 2020

Cllr Smith's response to the application was as follows :

Looking at the latest application it would appear that all that has changed is to introduce a low imitation pitched roof. There is still a large area of flat roof proposed and I would suggest most of our previous comments are still valid. I would add that in overall terms we would consider the proposal to be over development in the context of the surrounding dwellings.

*Regards
Doug*

Cllrs Gershon, Redfearn, Date, Humphryes, Brown, Edmans and Martin confirmed by e-mail that they were in agreement with Cllr Smith's comments.

The Parish Council's response to application 19/504188 was as follows :

**19/504188 Norrington, Heath Road, Boughton Monchelsea
Erection of a part single storey, part two storey rear extension and two dormers to front. Works include replacement windows and application of render to existing walls**

The Parish Council wish to see the application refused and reported to MBC planning committee for decision. Grounds for refusal are as follows :

- The proposed extension is completely out of scale with the footprint of the existing building
- The reconfiguration of the roof at the back of the property is not in keeping with the local vernacular, ie extensive flat roofing
- The proposed materials are not consistent with the local vernacular, ie extensive use of white render
- The proposal would potentially cause overlooking and shading to adjacent properties

It was therefore agreed that the response to application 20/501159 should be as follows :

The Parish Council wish to see the application refused and reported to MBC planning committee for decision. Grounds for refusal are as follows :

- The proposed extension is completely out of scale with the footprint of the existing building. In overall terms we consider the proposal to be over development in the context of the surrounding dwellings
- The reconfiguration of the roof at the back of the property is not in keeping with the local vernacular, ie extensive flat roofing

The above response was submitted to MBC on 25/3/20.