

# Boughton Monchelsea Parish Council

## Minutes of the Boughton Monchelsea Parish Council Planning & Licensing Committee meeting held on 19<sup>th</sup> December at 7.30pm in the parish office within Boughton Monchelsea village hall

Present: Cllrs D. Smith (Chair)  
R. Martin  
J. Green  
L. Date  
Parish Clerk

1. Apologies: Cllrs Humphryes, Dawes and Steyl
2. Filming of meetings :  
Nobody expressed any intention of filming the meeting.
3. Notification of late items for the agenda : None
4. Declaration of interests : None
5. Approval of minutes of the planning meeting held on 3<sup>rd</sup> December 2024  
The minutes of the planning meeting held on 3<sup>rd</sup> December 2024 were approved.
6. Applications considered :  
**24/504967 Former F G Barnes & Sons Ltd, Cuxton Road, Maidstone**  
**Demolition of existing ancillary office building. Change of car showroom, vehicle servicing and repairs unit use to flexible industrial, commercial and storage (Class B2/B8/Class E(g)) (excluding office) use. Re-cladding and re-roofing of existing unit including the insertion of roof lights and changes to fenestration with the provision of 82 no. parking spaces and 4 disabled parking spaces**  
No objection / comment  
  
**24/504896 Spring Farm, East Hall Hill, Boughton Monchelsea**  
**Demolition of the existing dwelling and ancillary domestic outbuildings. Erection of a replacement self-build dwelling with associated driveway and 4 no. parking bays**  
The Parish Council has no objection to the application but we expect the following issues to be addressed :
  - Provision of renewable energy sources such as air / ground source heat pumps or photo voltaics
  - Provision of EV charging points
  - Exclusively native planting within any landscape plan
  - Provision of swift and bee bricks, bat and bird boxes
  - Wildlife friendly boundaries
  - Encourage high levels of thermal insulation and airtightness
  - Permeable parking and footway surfaces
  - Avoidance of light pollution as much as possible in external lighting design
  - Installation of rainwater harvesting system
7. Any other business  
None

8. Date of Next Meeting:  
To be confirmed

Meeting closed at 7.50pm