

AGENDA

CABINET MEETING



Date: Monday 9 March 2015
Time: 6.30 pm
Venue: Town Hall, High Street,
Maidstone

Membership:

Councillors Mrs Blackmore (Chairman), Burton,
Greer, McLoughlin, Perry and Mrs Ring

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1. Apologies for Absence
2. Urgent Items
3. Notification of Visiting Members
4. Disclosures by Members and Officers
5. Disclosures of lobbying
6. To consider whether any items should be taken in private because of the possible disclosure of exempt information

Continued Over/:

Issued on 5 March 2015

The reports included in Part I of this agenda can be made available in **alternative formats**. For further information about this service, or to arrange for special facilities to be provided at the meeting, **please contact CAROLINE MATTHEWS on 01622 602743**. To find out more about the work of the Cabinet, please visit www.maidstone.gov.uk

**Alison Broom, Chief Executive, Maidstone Borough Council,
Maidstone House, King Street, Maidstone Kent ME15 6JQ**

KEY DECISION REPORTS

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|----|--|-------|
| 7. | Report of the Planning, Transport and Development Overview and Scrutiny Committee - Call In of Cabinet Decisions dated 4 February 2015 - Maidstone Borough Local Plan - New and Amended Site Allocations | 1 - 4 |
| 8. | Report of the Head of Finance and Resources - Change to Criterion Relating to Sites at Headcorn and Staplehurst | 5 - 6 |

MAIDSTONE BOROUGH COUNCIL

CABINET

9 MARCH 2015

REPORT OF THE PLANNING, TRANSPORT AND DEVELOPMENT OVERVIEW AND SCRUTINY COMMITTEE

Report prepared by Tessa Mallett

1. CALL-IN OF CABINET DECISIONS DATED 4 FEBRUARY 2015 – MAIDSTONE BOROUGH LOCAL PLAN – NEW AND AMENDED SITE ALLOCATIONS

1.1 Issue for Decision

- 1.1.1 To consider the recommendations of the Planning, Transport and Development Overview and Scrutiny Committee as a result of their special meeting held on 2 March 2015 to scrutinise the Call-In of Cabinet Member Decisions dated 4 February 2015.

1.2 Recommendations of Planning, Transport and Development Overview and Scrutiny Committee

- 1.2.1 That Cabinet consider the recommendations attached as **Appendix A – Scrutiny Committee Recommendation Action and Implementation Plan (SCRAIP) Report**.

1.3 Reasons for Recommendation

- 1.3.1 After the Cabinet Decisions from their meeting on 4 February 2015 were published, the decisions were Called-In by three Borough Councillors.

1.3.2 The reasons given for the Call-In were stated as:

- Inconsistency in planning policy and highway terms in the treatment of similar sites;
- It appears that a differing priority has been applied to public responses from one site to another;
- The considered views of the Overview and Scrutiny Committee on the strategic importance of receptor sites which were

accepted by the Planning Manager have not been taken into account.

1.3.3 The Desired Outcome stated on the Call-in form was that:

- Cabinet rethink some of their decisions to ensure consistency across all proposed housing allocations and reverse their decision in relation to Tongs Meadow.

1.3.4 At the Special Planning, Transport and Development Overview and Scrutiny meeting on 2 March 2015, the Committee interviewed witnesses in relation to the Call-In and made recommendations as a result of their discussions. These recommendations are attached as Appendix A of this report.

<u>IS THIS A KEY DECISION REPORT?</u>		<u>THIS BOX MUST BE COMPLETED</u>	
Yes	<input type="checkbox"/>	No	<input type="checkbox"/>
If yes, this is a Key Decision because:			
.....			
Wards/Parishes affected:			
.....			

SCRAIP Report for Special PTD OSC - Cabinet Call-in from 4 February 2015



Meeting, Date & Minute	Recommendation	Executive Decision Maker	Action Expected Outcome	Response	Lead Officer
PTD.150302.160.1	<p>1 <u>RESOLVED</u> that the Committee recommend Cabinet:</p> <p>a) Reconsider their decision on site H1 (25) Tongs Meadow, West Street, Harrietsham and reject the site, and for it to be taken back to Regulation 18 for deletion on the basis that it is a receptor site.</p> <p>b) If during their reconsideration Cabinet decide to keep site H1 (25) in the Local Plan that the Revised Criterion for Design and Layout and Ecology be included in the policy with the inclusion of the requirement that an independent organisation such as Natural England or Kent Wildlife Trust be commissioned from the design stage of any development on the site to report whether the design of the development will adequately protect the species that are on the site</p> <p>c) That Cabinet remove point (e) of their decision – <i>'that development here would not command the consent of local people as reflected in the consultation response'</i> from site H1 (10) south of Sutton Road, Langley, from reasons for rejection.</p> <p>d) Reconsider their decision on site H1 (10) South of Sutton Road, Langley and put it forward for Regulation 19 consultation for approval.</p> <p>e) It was the Committee's view that as all four sites, H1 (7) Land North of Bicknor Wood, Otham, H1 (8) Land West of Church Road, Otham and H1 (9) Bicknor Farm, Sutton Road and H1 (10) South of Sutton Road come on to the Sutton Road that all comments</p>	Cabinet Member for Planning Transport and Development			Steve Clark; Rob Jarman; Sue Whiteside

Meeting, Date & Minute	Recommendation	Executive Decision Maker	Action Expected Outcome	Response	Lead Officer
4	<p>regarding traffic management must be the same. The Committee therefore request Cabinet, either to give H1 (7), (8) and (9) the same wording as H1 10, i.e. point (c) <i>'there would be an unacceptable cumulative impact on traffic generation in the Sutton Road corridor'</i>. In which case that may require cabinet to further decide sites H1 (7), (8) and (9) should be rejected in the same way as H1 (10). Or alternatively they can remove point (c) from H1 (10) and instead, under criteria, insert the same wording used for H1 (7), (8) and (9) i.e. <i>'strategic road infrastructure to significantly relieve traffic congestion on Sutton Road and Willington Street'</i>. This may not necessarily mean the status of H1 (10) changing because there would still be three reasons for rejection of this site, (a), (d) and (e).</p> <p>f) Note the disappointment of the Planning, Transport and Development Overview and Scrutiny Committees' that Cabinet have not given a reason for recommending site H1 (20) – Postley Road, Tovil go forward for Regulation 19 consultation and ask that Cabinet provide a reason why the Committee's recommendation was overturned and incorporate this reason in the Decision Notice.</p>				

MAIDSTONE BOROUGH COUNCIL

CABINET

9 MARCH 2015

REPORT OF THE HEAD OF FINANCE AND RESOURCES

Report prepared by Caroline Matthews

1. CHANGE TO CRITERION RELATING TO SITES AT HEADCORN AND STAPLEHURST

1.1 Issue for Decision

- 1.1.1 To consider the proposed change to the criterion regarding strategic issues of sewerage and water affecting sites at Headcorn and Staplehurst.

1.2 Recommendation of Head of Finance and Resources

- 1.2.1 That Cabinet consider the proposed change from:-

“That Officers urgently progress dialogue with infrastructure providers, particularly in relation to foul water, specifically for Headcorn and Staplehurst, to ensure that existing infrastructure concerns are addressed and works are progressed with the utmost urgency”

- to -

“That Cabinet instruct Officers to renew efforts to engage with foul water utility providers and other organisations with responsibility for managing water, including surface water, in the borough concerning future infrastructure provision both to respond to the current concerns and issues arising from consideration of the housing needs in the future, particularly for Headcorn and Staplehurst”.

1.3 Reasons for Recommendation

- 1.3.1 A member of the public had expressed concern that the original recommendation had been changed to a weaker version and asked for it to be replaced.

IS THIS A KEY DECISION REPORT?

THIS BOX MUST BE COMPLETED

Yes

☒

No

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If yes, this is a Key Decision because:Plans/Strategies.....

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Wards/Parishes affected:

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