

Replace condition 2 with the follow

No more than 3 caravans, as defined in the Caravan Sites Act 1968(of which no more than 2 shall be static caravans or mobile homes) shall be stationed on the site at any time.

Reason: In the interests of visual amenity and in accordance with Policy ENV28 of the Maidstone Borough- Wide Local Plan 2000.

Replace Condition 3 with the following

Within 1 month of the date of this permission a landscaping scheme comprising indigenous hedge planting to screen and soften the existing close boarded fence within the site and around the premiter of the site as well as the brick wall with railings within the access area to the site shall be submitted to and approved in writing by the Local Planning Authority. The details shall include a programme for the implementation of the approved scheme and long term management and shall be designed using the principles established in the Council's adopted Landscape Character Assessment and Landscape Guidelines.

Reason: To ensure a satisfactory setting and appearance to the development, safeguard the character and appearance of the open countryside.

Replace Condition 4 with the following

All planting, seeding or turfing comprised in the approved details of landscaping (condition 3) shall be carried out in the first planting and seeding seasons (October 2015 and February 2016). Any trees or plants, which, within a period of 5 years from the completion of the development die, are removed, or become seriously damaged or diseased, shall be replaced in the next planting season with others of similar size and species.

Reason: In the interest of visual amenity of the area.

Add a new condition 8

- (8) The occupation of the site hereby permitted shall be carried out only by Ms Bridget Cash and her daughter Ms Eileen Purcell along with resident dependents and when the site ceases to be occupied by Ms Bridget Cash and or Eileen Purcell the use of the site as a gypsy site shall cease and all the caravan, mobile homes and associated buildings removed and any hard surfaced areas broken up and the resulting materials, together with walls, fencing and equipment in association with the use brought onto the land shall be removed and the land stored to its former condition.

Reason: The site is in an area where the stationing of caravans/mobile homes is not normally permitted and an exception has been made to reflect the personal need of the named person and her family; and to safeguard the character and appearance of

the countryside in accordance with Policy ENV28, ENV33 and ENV34 of the Maidstone Borough-Wide Local Plan 2000.

Recommendation:

My recommendation remains unchanged, subject to the amendment set out above.