



## Coxheath Parish Council Planning Committee Meeting

Members are hereby summoned, and notice is given that the next meeting of the  
Coxheath Parish Council Planning Committee will be held on  
Tuesday 20 January 2026 at 6:30pm in the Small Hall in the Village Hall.

Louise Goldsmith

Clerk, Coxheath Parish Council

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15 January 2026

**Open Session: Representations from the public will be taken for a period of up to fifteen minutes before the opening of the formal meeting. Individuals may speak for up to three minutes, on agenda items, at the discretion of the Chairman. The minute book will be closed.**

### AGENDA

#### 1. Administration

Fire Exits, Fire Meeting Point, Mobile Phones, Intention to Record.

#### 2. Apologies for absence, Declarations and Dispensations

2.1. Apologies for absence<sup>1</sup>

2.2. To receive Declarations of Interest in respect of matters contained in this agenda.

*Disclosable Interests:* Under the Localism Act 2011.

*Other Significant Interests:* Under the Code of Conduct adopted by the Parish Council.

*Other Interests:* not required to be disclosed under (a) and (b) but voluntary announcements made only for transparency reasons.

2.3. Requests for Dispensations.

2.4. Declarations of Lobbying.

#### 3. Minutes of the last Planning Committee:

To consider the minutes of the Planning Committee meeting held on the 25 November 2025 and if in order to authorise the Chair to sign as a true and accurate record<sup>2</sup>

#### 4. Open Session

To adjourn the meeting to enable any members of the public present to address the Council.

#### 5. Planning Applications for consideration:

5.1. **25/504994/FULL: Forstal Farm Barn, Forstal Lane, Coxheath, ME15 0QE**

Erection of an office unit with staff facilities and 12no. parking spaces (retrospective).

5.2. **25/505083: 4 Wakehurst Close, Coxheath, ME17 4TB**

Erection of an Annex to rear garden, ancillary to the main dwelling.

1. LGA 1972 s85 (1)

2. LGA 1972 sch.12, para. 41 (1)

- 5.3. **25/505020/PN14J: Heathside Day Centre Heath Road Coxheath, ME17 4AH**  
Prior notification for the installation of a roof mounted 130.95kw solar PV system. For its prior approval to: -Design and external appearance of the development - The impact of glare on occupiers of neighbouring land.
- 5.4. **25/505160/LAWPRO: 9 Amsbury Road, Coxheath, ME17 4DW**  
Lawful Development Certificate for a Proposed loft conversion with new rear dormer, 3no. front roof lights and changes to fenestration.
- 5.5. **25/504089/HYBRID: Greensand Health Centre, Heath Road, Linton, ME17 4NU**  
Section 73 - Application for minor material amendment to approved plans condition 3 – Revised Plans.

6. **Planning Applications considered between meetings:** None considered

7. **To table decisions made by Maidstone Borough Council (MBC) since the last meeting**  
*CPC recommendation in italics where appropriate. MBC decision in bold.*

- 7.1. **25/503976/FULL: 26 Aspian Drive, Coxheath, ME17 4JZ**  
Erection of a single storey side/rear extension. (Retrospective).  
*Resolved: Object. Planning permission was not sought in advance and the extension will be visible from the road. Permitted.*
- 7.2. **25/504648/FULL: 13 Springett Way, Coxheath, ME17 4HQ**  
**Proposed rear extension and insertion of new mono pitched roof over existing and proposed rear extension.**  
*Resolved: Support. Permitted.*
- 7.3. **25/504330/FULL: Broadlea, Amsbury Road, Coxheath**  
**Erection of single storey conservatory to side of property.**  
*Resolved: No objection. Permitted.*
- 7.4. **25/504313/FULL: Clock House Farm, Heath Road, Coxheath, ME17 4PB**  
**Extended occupancy all year round of five seasonal agricultural worker caravans including planting seasons (between 1 November and 28 February).**  
*Resolved: No objection. Permitted.*
- 7.5. **25/504314/SUB: Clock House Farm, Heath Road, Coxheath, ME17 4PB**  
**Submission of details pursuant to condition 2-(Site Development Scheme) subject to 25/501071/FULL**  
*Resolved: No objection. Permitted.*
- 7.6. **25/504259/FULL: 1 Russet Court, Coxheath, ME17 4PQ**  
**Change of use of Housing Managers Flat to create 1no. age restricted 1 bedroom flat (over 60)**  
*Resolved: Support. Permitted.*
- 7.7. **25/504269/PN14J: Coxheath Primary School, Stockett Lane, Coxheath, ME17 4PS**  
**Prior notification for the installation of solar panels on the roof.**  
*Resolved: Support. Permitted.*
- 7.8. **25/503988/LAWPRO: 54 Murdoch Chase, Coxheath, ME17 4AA**  
Lawful Development Certificate for proposed hip-to-gable roof conversion with 3no. front rooflights and 1no. rear dormer and 1no. obscure glazed and non-opening window to side  
*Resolved: No objection. Refused.*

1. LGA 1972 s85 (1)

2. LGA 1972 sch.12, para. 41 (1)

**8. To table late planning applications and other planning matters received for consideration:**

**9. Other Planning Matters**

9.1 25/504809/HYBRID: Greensand Health Centre: Feedback from the Planning Committee  
Meeting held on the 18 December 2025

9.2 Forstal Farm: To receive any date

9.3 KALC draft response to the Regulation 18c consultation on Gypsy and Travelling Showpeople Plan

9.4 Neighbourhood Planning Area Redesignation following parish boundary changes

**10. To receive any correspondence**

**11. Date of the next meeting: Tuesday 24 February 2026 at 6.30pm**

*1. LGA 1972 s85 (1)*

*2. LGA 1972 sch.12, para. 41 (1)*