

**LINTON PARISH COUNCIL**  
Mrs Sherrie Babington - Parish Clerk  
4 Birkhall Close, Walderslade  
Chatham, Kent, ME5 7QD



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*The next meeting of Linton Parish Council will be held on Monday 13<sup>th</sup> March 2023 in Linton Village Hall at 7.30pm. Members are hereby summonsed to attend.  
Members of the public are welcome.*

**AGENDA**

**1. Apologies.**

*Members who cannot attend a meeting shall tender their apologies to the Parish Clerk prior to the meetings, under Section 85(1) of the Local Government Act 1972, the members present must decide whether the reason(s) for a member's absence shall be accepted.*

**2. Declaration of Interests.**

*To receive Declarations of Interest in respect of matters contained in this agenda, in accordance with the provisions of the Localism Act 2011 in respect of members and in accordance with the provisions of the Local Government Act 1972 in respect of officers.*

*To consider any Dispensation requests received by the Parish Clerk and not previously considered.*

**3. Minutes of the previous meetings.**

*To consider the minutes of the previous meeting and if in order sign as a true record.*

**4. Matters arising from the minutes.**

*To consider any matters arising, not included on the agenda.*

**5. Public Participation.**

*To discuss any questions received by members of the public.*

**6. Parish Councillor Vacancy.**

*To consider any applications for the Parish Councillor Vacancy.*

**7. Clerks Report & Correspondence.**

*To consider the Clerks Report.*

**8. Public comments and observations.**

*To discuss any questions received by members of the public.*

**9. KCC & MBC Ward Councillor Reports.**

*To received reports from the KCC and Borough Councillors.*

**10. Financial Matters:**

**a. Financial Statement.**

*Financial Statement will be circulated in paperwork at PC meeting.*

**11. Highways Matters.**

*To discuss highway related matters.*

**12. Planning Matters.**

*a. Planning Applications.*

*23/500189/FULL - Five Oak Stables Stilebridge Lane Linton Kent ME17 4DE*

*Change of use and conversion of an existing stable block comprising of 13no. loose boxes, office, separate wc and kitchen/rest area to 3no. three-bedroom holiday lets, including erection of a single storey infill extension under existing roof overhang. Change of use and conversion of existing single stable and storage to 1no. one bedroom holiday let, including erection of a single storey side extension.*

*b. Decisions and appeals.*

*22/505862/FULL*

*Stone Cottage Linton Hill Linton Maidstone Kent ME17 4AS*

*Two storey side extension with front skylights and dormer windows to rear and construction of swimming pool in garden.*

*Application Refused*

*The Council hereby REFUSES Planning Permission for the above for the following Reason(s): (1) Due to its scale, height, positioning, design and materials, the proposed extension would be a poorly designed, obtrusive, dominant and visually incongruous addition that would fail to respect or respond positively to its context. Instead, it would cause harm to the character, form and appearance of the host dwelling, the symmetry of the semi-detached pair of which Stone Cottage forms one half, the character, appearance and rhythm of spacing of the rural village street-scene within which the property is set, and the character and appearance, and therefore the significance, of the Linton Conservation Area, a designated heritage asset. The level of harm to the significance of the conservation area is judged as less than substantial. No public benefits have been identified that outweigh that harm, nor any other material considerations that justify approval. To grant planning permission for the proposed extension would therefore be contrary to Policies SP17, SP18, DM1, DM4, DM30 and DM32 of the Maidstone Borough Local Plan 2017, the adopted Linton Conservation Area Appraisal and Linton Conservation Area Management Plan, the design guidance contained in the Council's adopted Residential Extensions SPD, in particular paragraphs 5.11, 5.12, 5.15, 5.16, 5.17 and 5.18 and pages 41 and 47, and the central government planning policy contained in The National Planning Policy Framework (2021).*

*22/505771/LBC*

*Court Lodge Vanity Lane Linton Kent ME17 4BP*

*Listed Building Consent for insertion of bi-fold doors to side elevation, insertion of new doorway to rear garden wall, and internal alterations including removal of modern partitions, and creation of en suite shower room and dressing room to first floor*

*Application Permitted*

*22/505495/LBC*

*Linton Park Heath Road Linton Kent ME17 4AB*

*Listed Building Consent for internal alterations associated with the conversion of Linton Park and grounds (including ancillary outbuildings) from office use to a single residential dwelling.*

*Application Permitted*

*22/505494/FULL*

*Linton Park Heath Road Linton Kent ME17 4AB*

*Change of use of Linton Park and grounds (including ancillary outbuildings) from office use to a single dwelling house with associated internal alterations.*

*Application Permitted*

*19/500200/FULL*

*Little Paddocks Stilebridge Lane Linton Kent ME17 4DE*

*Retrospective application for a change of use of land to be used as a gypsy/traveller caravan site consisting of one pitch.*

*Application Permitted*

*Notification of Appeal Lodged with the Planning Inspectorate*

*Our reference 21/504236/FULL*

*PINS reference: APP/U2235/W/22/3312659*

*Proposal: Redevelopment of buildings on site (including Grain Store, Implement Store, Granary and Threshing Barn) and erection of 6(no) dwellings including associated works. and parking.*

*Location: Burford Farm Redwall Lane Linton*

*The Council has been asked to give notice of the appeal to owners and occupiers of properties near the site as well as other interested parties. Any comments and/or representations received in relation to this application have already been forwarded to the Planning Inspectorate and will be considered by the Inspector when deciding the appeal. If you wish to add to modify or withdraw your previous representations then you can do so by contacting the Planning Inspectorate by email to: [Ve.rt@planninginspectorate.gov.uk](mailto:Ve.rt@planninginspectorate.gov.uk) or in writing to Room 3F, Temple Quay House, 2 The Square, Bristol, BS1 6PN, quoting reference(s) APP/U2235/W/22/3312659.*

*Please note you must do this by 10 March 2023.*

c. *Other Planning Matters.*

**13. Other Reports.**

*To received reports for the following:*

- a. Allotments.*
- b. KALC.*
- c. Playground.*
- d. Website.*
- e. Speed Watch*
- f. Neighbourhood Watch Report.*
- g. Linton Village Hall.*
- h. Parish Litter pick.*

**14. Annual Meeting of the Parish.**

*Tuesday 16<sup>th</sup> May 2023 @7.30pm*

**15. Other Matters and Items for the next Agenda.**

**16. Date of next Meeting – 2<sup>nd</sup> April 2023**

Mrs Sherrie Babington  
Clerk to the Parish Council