

**East Malling & Larkfield TM/11/02586/FL
Larkfield South**

**Part single/part double storey extension with new single garage at 22 Willow Road
Larkfield Aylesford Kent ME20 6QZ for Mr Arnold**

Private Reps: Additional letter received from a neighbouring property reiterating previous concerns.

My recommendation remains unchanged

Ditton (A) TM/11/03000/FL
Ditton (B) TM/11/02581/FL

**(A) Replacement of part forecourt "shingle finish" to "concrete finish" & (B)
Externally clad walls of existing shop entrance porch at 431 London Road Ditton
Aylesford Kent ME20 6DB for Pinions Pet Foods**

(A) No supplementary matters to report
(B) Application has been **Withdrawn** *in toto*

Ditton TM/11/01844/FL
Ditton

**Redevelopment of former Ditton Laboratories with 35 dwellings and space provided
for allotments at Land Part Of East Malling Research Station Off Kiln Barn Road
East Malling West Malling Kent for East Malling Trust For Horticulture Research**

DPTL: Additional comments have been received from KCC Heritage regarding the significance of the laboratories in the history of horticulture. In light of these comments two additional planning conditions have been recommended to ensure that a comprehensive record of the onsite heritage is made along with a long term heritage strategy.

It is noted that the recommended planning conditions 3 and 4 are, in part, duplications. In the interests of clarity the proposed planning conditions have been simplified into a single planning condition.

AMENDED RECOMMENDATION:

Delete condition 4 and amend condition 3 as follows:

The use shall not be commenced, nor the premises occupied, until the area shown on the approved plan as vehicle parking space, loading and off-loading and vehicle turning space has been surfaced and drained. Thereafter the areas shall be kept available for such use and no permanent development, whether or not permitted by the Town and Country Planning (General Permitted Development) Order 1995 (or any order amending, revoking or re-enacting that Order) shall be carried out on that area of land or in such a position as to preclude its approved use.

Reason: Development without provision of adequate accommodation for the parking, loading, off-loading and turning of vehicles is likely to lead to hazardous conditions in the public highway.

Add the following conditions:

No development shall take place until the applicant, or their agents or successors in title, has secured the implementation of a programme of building recording in accordance with a written specification and timetable which has been submitted to and approved by the Local Planning Authority.

Reason: To ensure that historic building features are properly examined and recorded.

No development shall be carried out until a long term heritage management strategy including interpretation of archaeological finds and heritage elements of the site has been submitted to and approved by the Local Planning Authority. Upon approval, works shall be implemented as approved plan.

Reason: To facilitate understanding, awareness and enjoyment of the heritage of the site through interpretation and selective preservation.

Amended conditions 3 and 4 to a single condition:

The use shall not be commenced, nor the premises occupied, until the area shown on the approved plan as vehicle parking space, loading and off-loading and vehicle turning space has been surfaced and drained. Thereafter the areas shall be kept available for such use and no permanent development, whether or not permitted by the Town and Country Planning (General Permitted Development) Order 1995 (or any order amending, revoking or re-enacting that Order) shall be carried out on that area of land or in such a position as to preclude its approved use.

Reason: Development without provision of adequate accommodation for the parking, loading, off-loading and turning of vehicles is likely to lead to hazardous conditions in the public highway.