

## PLANNING AND LICENSING COMMITTEE

4<sup>th</sup> April 2023

### SUPPLEMENTARY INFORMATION TO SCHEDULE OF APPLICATIONS

1. **Y19/0257/FH Otterpool Park New Garden Town: Land bounded by; the M20 and Channel Tunnel Railway Link (CTRL) to the north; the A20/Stone Street and Sandling Park to the east; Harringe lane to the west, and Aldington Road to the south (Pages 5 - 386).**

Outline application, with all matters reserved, for a comprehensive residential led mixed use development comprising: up to 8,500 residential homes including market and affordable homes; age restricted homes, assisted living homes, extra care facilities, care homes, sheltered housing and care villages; demolition of identified existing buildings; a range of community uses including primary and secondary schools, health centres and nursery facilities; retail and related uses; leisure facilities; business and commercial uses; open space and public realm; new planting and landscaping, and ecological enhancement works; sustainable urban drainage systems; burial ground; utility and energy facilities and infrastructure; waste and wastewater infrastructure and management facilities; vehicular bridge links; undercroft, surface and multi-storey car parking; creation of new vehicular and pedestrian accesses into the site, and creation of a new vehicular, pedestrian and cycle network within the site; improvements to the existing highway and local road network; lighting; engineering works, infrastructure and associated facilities; together with interim works or temporary structures required by the development and other associated works including temporary meanwhile uses.

Under part 1.16 of the Constitution (principles of the operation of public speaking) the following speakers will be allowed to address the meeting in this order:

<b>Damian Collins MP</b>	<b>To speak for the application.</b>
<b>Cllr Mike Boor, Lympne Parish Council</b>	<b>To speak against the application.</b>
<b>Luke Quilter, Chairman of Otterpool Park LLP</b>	<b>To speak on behalf of the applicant.</b>

#### Errata

- Paragraphs 7.222 and 7.224 should say Table 18 not Table 13.
- Paragraph 7.224 is corrected to say this is proposed to be secured via planning condition T1(20) not s106. Paragraph 7.225 is corrected to say this is proposed to be secured via s106 and not via planning condition.
- Typographical error – recommendation list on p.304 is corrected to say A – F.

## KCC Waste and Minerals

On 30<sup>th</sup> March KCC notified the Local Planning Authority of its decision to withdraw its objection on waste grounds. KCC states that *“the County Council, as statutory consultee, welcomes the constructive discussions that have taken place with the LPA to ensure that the waste arisings from the development are satisfactorily addressed. The County Council also welcomes the opportunity to work in partnership with both F&HDC and the applicant to ensure that a new waste transfer station that meets both the needs of the development and the District is delivered. The County Council considers that the proposed conditions and Heads of Terms as set out in appendix A and B respectively, will ensure that the waste impacts of the development will be satisfactorily mitigated. Subject to the imposition of these conditions and obligations the County Council is prepared to withdraw its objection. If the proposed obligations and conditions are not accepted by the committee, the County Council’s statutory objection stands.”*

There are no other outstanding objections from KCC or any other national statutory consultee.

## Other consultation responses received

A further four objections have been received from three local residents and one from Saltwood Parish Council. The responses raise no new issues

East Kent College – reiterates its support for the planning application . In addition to the comments detailed in the committee report it states that it has recently signed a Memorandum of Understanding. As part of this agreement, the College will be working collaboratively to develop and implement a framework that ensures education, employment, and training for local people. The framework will also include support to developers, contractors and housebuilders to meet their skills needs, ensuring that job creation is seamless, and that housebuilders have the skilled employees they need to deliver the ambitious targets.