

The Society notes the site is indicated on the (Interim) Agricultural Land Classification Map as Grades 4 and 5 and does not give rise to an agricultural objection.

Without prejudice to the Society's objection in the event of consent being granted for the development the Society would suggest that conditions are included:

- (i) To control the maximum height of the development; Grounds - to maintain the rural character of the area and in the interest of amenity. A limit of two storeys should be set
- (ii) As far as possible Terrace housing should be avoided. The site is outside the centre of the village where terrace housing would not normally be sited; Grounds - to maintain the rural character of the area and in the interest of amenity.
- (iii) To protect the existing mature trees in and around the site; Grounds - to maintain the rural character of the area and in the interest of amenity.
- (iv) The provision of sufficient on site parking, including visitor parking, to prevent the need for on street parking (unless this forms part of the overall design provision). Tandem parking should be avoided. Grounds - to prevent overspill parking and maintain the free flow of traffic.
- (v) Consent should be conditional on a planning agreement that the developer will fund any extension or improvements required to service provision as a result of the development; including if necessary the provision of a bond to be held by the Local Planning Authority sufficient to fund such works to include, water supply, gas supply, foul drainage, electricity supply, and telephone should it become necessary, noting the scale of the proposed development. Grounds - to ensure that the development is adequately funded and that existing services are not overloaded or compromised

The above suggestions are put forward in view of the location of the development and the significant number of dwellings proposed.

The Society's primary objective is the preservation of the countryside. The Society recognises that in the current political climate there is a demand for building land and the Green Belt is under threat. In these circumstances the Society regards it as important that one of the primary objectives of the Green Belt is recognised and coalescence of not just towns but also of villages and settlements should be avoided. In these terms if consent is granted for the proposed development the northern limit identified as Heron Hill Lane should be inviolable. Meopham in particular as a liner settlement is at risk of becoming continuous development.

Yours sincerely



Mrs P Lippiatt
Secretary