

APPENDIX I: TABLE OF REPRESENTATIONS, AND THE COUNCIL'S RESPONSE AND RECOMMENDATIONS FOR ANY CHANGES TO THE ASSESSMENT DOCUMENT IN RELATION TO THEM – FOR DESIGNATING BEXON C.A.

Rep. No(s).	Representation By	Summary of Representation	Officer Response	Recommendation
1	Bredgar Parish Council	In my capacity as the Parish Councillor responsible for conservation and heritage, I am pleased to submit this response on behalf of Bredgar Parish Council. We strongly support the designation of Bexon as a Conservation Area. This thorough and well-researched Character Appraisal and Management Plan effectively demonstrates how Bexon's collection of medieval and post-medieval buildings, its unaltered historic layout along Hawks Hill Lane, and its intact agricultural setting combine to create a place of genuine heritage significance that merits protection. I was involved in identifying the non-designated heritage assets for this appraisal (relevant to Paragraph 040, Section 6.2.3). The identification process involved systematic examination of historic Ordnance Survey maps from 1867 through 1946, including the 1867-1885, 1870, 1870-1872, 1885, 1885-1894, 1896, 1908, and 1938-1946 editions. Buildings were included if they appeared before 1900 or were potentially over 100 years old, using a conservative approach where structures first appearing on inter-war maps were included given the likelihood of earlier construction. Buildings showing clear discontinuity suggesting complete reconstruction were excluded.	Noted & welcomed	No change to the assessment document needed.

PROPOSED FAVERSHAM-PRESTON NEXT C.A. – REPRESENTATIONS, RESPONSE & RECOMMENDATIONS TABLE (Continued)

Rep. No(s).	Representation By	Summary of Representation	Officer Response	Recommendation
		Given the development pressures facing this part of Kent, particularly with the proximity to the M2 motorway (as noted in Section 4), the timely designation of this Conservation Area is especially important to ensure the preservation of Bexon's unique character and its vulnerable rural setting. We note one minor correction needed on page 21, where the Malt House brickwork should be described as English bond rather than Flemish bond, as correctly stated elsewhere in the document.		
2	Local Resident	We are pleased to see the special character of Bexon described and recognised in this Review. In particular, we welcome the connection shown between the heritage buildings and their setting in the rural landscape. > The hamlet of Bexon is tucked away in this part of this National Landscape area (AONB) and because of this, has been rather overlooked over the years in terms of formal Swale heritage recognition despite its many fine heritage buildings. > We welcome and fully support recognition of Bexon's heritage through this new Conservation Area, its management plan and its formal adoption into Swale's Heritage Strategy in early 2026.	Noted and welcomed.	No change to the assessment document needed.

PROPOSED FAVERSHAM-PRESTON NEXT C.A. – REPRESENTATIONS, RESPONSE & RECOMMENDATIONS TABLE (Continued)

Rep. No(s).	Representation By	Summary of Representation	Officer Response	Recommendation
3	Local Resident	I wholeheartedly support the establishment of the proposed Bexon Coservation Area. The hamlet is unusual, in that there are only a few houses, but a number of the houses are Grade 2 listed, and 2 in particular are fine examples of very old timber framed buildings. Any development of that area would be criminal, and there already is some development, behind the Malthouse, and there is a potential building plot opposite. Further development should not be permitted. If designating the area as a conservation area prevents this from happening. Then do it!	Noted and welcomed.	No change to the assessment document needed.
4	Tunstall Parish Council	Tunstall Parish Council fully supports the creation of this new Conservation Area at Bexon.	Noted and welcomed.	No change to the assessment document needed.
5	Historic England	Our specialist staff have considered the information received and we do not wish to offer any comments on this occasion. Recommendation This application should be determined in accordance with national and local policy guidance, and on the basis of your expert conservation advice.	Noted and welcomed.	No change to the assessment document needed.
6	Local Resident	I would like to thank the conservation officers and consultants Place Services for producing the Draft Bexon Conservation Area document. I commend the document	Noted and welcomed.	Document to be updated as per the recommended corrections.

PROPOSED FAVERSHAM-PRESTON NEXT C.A. – REPRESENTATIONS, RESPONSE & RECOMMENDATIONS TABLE (Continued)

Rep. No(s).	Representation By	Summary of Representation	Officer Response	Recommendation
		and suggest below a few areas where it could be improved. Review File "Bexon CAAMP -PC doc-JK AA.pdf" dated 14 October 2025. Page 15 Column 1 : paras 2 and 4 : duplicated wording Column 2 : para 2 : at its N end Hawks Hill Road intersects with a crossroads not a 'T' junction Column 2 para 3 : It is important to mention that the chalk formation is overlain by clay with flints [which provides the high quality farmland] Kent Downs supporting documentation can be found from reference link: https://kentdowns.org.uk/wp-content/uploads/2023/01/3.0-LCA-1B_Mid-Kent-Downs_FINAL.pdf on Page 28 in Summary Characteristics first paragraph. Page 16 Column 1 : para 1, line 1 : SUBSTITUTE 'Hawks' for 'Hawkes' Page 38 Column 1 : line 3 : SUBSTITUTE 'Hawks' for 'Hawkes' Page 41 Figure 44 : This is not a picture of the wider setting to the south, it shows a view looking NE from a location on Hawks Hill Lane between Bexon Cottage and Bexon Court Page 41 Column 2 : para 2 : there is a visual link between Bexon and Bredgar from the NW boundary of the Bexon Conservation Area, particularly from the two footpaths		

PROPOSED FAVERSHAM-PRESTON NEXT C.A. – REPRESENTATIONS, RESPONSE & RECOMMENDATIONS TABLE (Continued)

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		[ZR174 and ZR172]. Buildings in Bredgar can be clearly seen, including the church tower. This is an important feature. Page 42 Column 2 : it is inaccurate to describe the path as 'ephemeral to the south'. It is a clear path all the way to Trundle Wood. It is no more ephemeral than the public footpaths to Bredgar which arguably are more obscured by farming activity at certain times than the path to Trundle Wood. Page 43 Column 1 :final para : final full line : INSERT 'on' after 'impact'		
7	Local Resident	Yes I agree this should be an area of conservation. We must preserve our history & heritage & protect the land around it from future developments. Please add my comments to the consultation.	Noted and welcomed.	No change to the assessment document needed