

# MINUTES OF HORSMONDEN PARISH COUNCIL PLANNING MEETING

HELD AT THE VILLAGE HALL, HORSMONDEN AT 7.30 P.M.

ON TUESDAY, 21 JANUARY, 2020

**Copyright Notice - Plans, drawing and material submitted to the Council are protected by the Copyright Acts (Section 47, 1988 Act). You may only use material that is downloaded or printed for consultation purposes, to compare current applications with previous schemes and to check whether developments have been completed in accordance with approved plans. Further copies must not be made without the prior permission of the copyright owner**

**Present:** Cllrs Richards, Davis, Hunn, Jenkinson, Larkin, March, Sheppard and Stevens  
**Apologies:** Cllr Russell  
**In attendance:** Jackie Stanton (Assistant Clerk)

**Declarations of Interest:** *Declarations of pecuniary and non-pecuniary interests in accordance with the Code of Conduct were invited.* None.

## 1. APOLOGIES FOR ABSENCE

Cllr. Russell. The reason for absence was proposed as acceptable by Cllr March and seconded by Cllr Davis. Unanimous.

## 2. PUBLIC SESSION

**Members of the public have the right to speak for up to three minutes at the Chair's discretion on issues concerning the Parish providing the Clerk has prior notification.**

No members of the public had requested to speak.

## 3. PLANNING

### 3.1 Applications/Submissions:

<b>Planning Application:</b>	19/03492/FULL
<b>Proposal:</b>	<a href="#"><u>Erection of bailiffs cottage in connection with existing fishing enterprise - revised scheme to 19/01181/FULL</u></a>
<b>Location:</b>	Pittlands Lakes Angling Club Churn Lane Horsmonden Tonbridge Kent TN12 8HL
<b>Recommendation:</b>	Refusal
<b>Proposal:</b>	Cllr. March, seconded Cllr. Stevens. Carried
<b>Comments:</b>	Recommend refusal. The boundary appears to have changed and there seems to be little evidence to justify this and there now appears to be a large domestic curtilage along the road side with a proposed hedge.

	<p>We would also like to draw the Planning Officer's attention to the fact that some of the area within the boundary is used as car parking for the angling business and the far west road is the road to the cafe barn/business which appears to be now within the boundary of the bailiffs cottage.</p> <p>If the Council were minded to approve then Horsmonden Parish Council would like to link this to an agricultural occupancy condition and a condition withdrawing permitted development rights. The Parish Council would also wish its Sustainability Policy to be taken into consideration.</p>
--	---

<b>Planning Application:</b>	19/03477/FULL
<b>Proposal:</b>	<a href="#"><u>Erection of single storey rear extension, plus internal alterations and changes to fenestration</u></a>
<b>Location:</b>	Park Farmhouse Smallbridge Road Horsmonden Tonbridge Kent TN12 8EP
<b>Recommendation:</b>	Acceptance
<b>Proposal:</b>	Cllr Davis; seconded Cllr Sheppard. Carried
<b>Comments:</b>	Propose acceptance on the grounds that it is a reasonable development to this property. The Horsmonden Parish Council Sustainability Policy should also be taken into consideration.

<b>Planning Application:</b>	19/03478/LBC
<b>Proposal:</b>	<a href="#"><u>Listed Building Consent: Erection of single storey rear extension, plus internal alterations and changes to fenestration</u></a>
<b>Location:</b>	Park Farmhouse Smallbridge Road Horsmonden Tonbridge Kent TN12 8EP
<b>Recommendation:</b>	Refusal
<b>Proposal:</b>	Cllr March; seconded Cllr Larkin. Unanimous
<b>Comments:</b>	Propose refusal based on the Conservation Officer's statement.

<b>Planning Application:</b>	19/03496/FULL
<b>Proposal:</b>	<a href="#"><u>Conversion of redundant Oast House to single residential dwelling and construction of a detached garage.</u></a>
<b>Location:</b>	Yew Tree Farm Oast Yew Tree Green Road Horsmonden Tonbridge Kent TN12 8HP
<b>Recommendation:</b>	Acceptance
<b>Proposal:</b>	Cllr. Jenkinson, seconded Cllr. Stevens. Unanimous
<b>Comments:</b>	<p>Propose acceptance on the grounds it is an acceptable conversion to the oast house, taking into account the retention of the historical aspects of the oast.</p> <p>The Horsmonden Parish Council Sustainability Policy should also be taken into consideration.</p>

<b>Planning Application:</b>	19/03497/LBC
<b>Proposal:</b>	<a href="#"><u>Listed Building Consent: Conversion of redundant Oast House to single residential dwelling and construction of a detached garage.</u></a>
<b>Location:</b>	Yew Tree Farm Oast Yew Tree Green Road Horsmonden Tonbridge Kent TN12 8HP
<b>Recommendation:</b>	Acceptance
<b>Proposal:</b>	Cllr. March, seconded Cllr. Stevens. Unanimous
<b>Comments:</b>	Propose acceptance subject to the Conservation Architect's report and the Horsmonden Parish Council Sustainability Policy.  The Parish Council is particularly concerned that the heritage aspects of the drying floor and the roller mechanism are retained.

### 3.2 Applications granted and refused.

#### Applications Granted:

19/03024/FULL - Elphicks Farm, Spelmonden Road, Horsmonden, TN12 8EL  
 19/03144/FULL - Quince Cottage, School House Lane, Horsmonden, TN12 8BJ  
 19//03358/FULL - Birch Cottage, Green Road, Horsmonden, TN12 8JS  
 19/03315/LBC - Ash Barn, School House, Lane, Horsmonden, TN12 8BJ  
 19/01875/SUB – Horsmonden Storage, Goudhurst Road, Horsmonden, TN12 8AY

#### Applications Refused:

None

#### Tree Preservation Order

No: 006/2019/TPO - Quince Cottage, School House Lane, Horsmonden

## 4. OTHER PLANNING MATTERS (discussion only – no decisions)

Tree Preservation Order – 003/2020/TPO – Hale Wood and Pullens Wood, Tong Lane, Lamberhurst – the Assistant Clerk advised the Council of the above Tree Preservation order in relation to the woodland.

Cllr. Stevens raised an issue relating to 19/00347/FULL - The Gun & Spitroast – which had been granted. There was concern that trees had been removed from the site which may not have been allowed under the Conditions of the granted application. The Assistant Clerk was asked to investigate.

**There being no further business, the meeting closed at 8:20pm**