

**MINUTES OF HORSMONDEN PARISH COUNCIL**  
**PLANNING MEETING HELD IN HORSMONDEN VILLAGE HALL, HORSMONDEN**  
**AT 7.30 P.M. ON MONDAY 18TH JUNE 2018**

**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 (Chair), Larkin, Jenkinson, Sheppard and March.

**In attendance:** Lucy Noakes (Clerk)  
 1 member of the Public

**Declarations of Interest:** Declarations of pecuniary and non-pecuniary interests in accordance with the Code of Conduct were invited. Cllr Richards declared an interest in item TW/18/01128/FULL –6 Oliver's Court, as the applicant was a friend. Cllr Richards left the room whilst this matter was discussed and did not take part in the discussion or voting in this matter.

1. **APOLOGIES FOR ABSENCE**  
 Cllrs Davis, Russell and Stevens.

2. **PUBLIC SESSION**  
 There were no members of the public wishing to speak.

3. **PLANNING**

3.1 **Applications/Submissions:**

<b>Planning Application No:</b>	TW/18/01417/FULL
<b>Proposal:</b>	<a href="#"><u>Demolition of three barns and cattery; Construction of new vehicular workshop (B2) (revised location from 17/02423/FULL)</u></a>
<b>Location:</b>	Little Cacketts Farm Haymans Hill Horsmonden Tonbridge Kent TN12 8BX
<b>Recommendation:</b>	Approval
<b>Proposal:</b>	Cllr March, seconded Cllr Larkin, unanimous
<b>Comments:</b>	Recommended approval. Acceptance subject to a tree survey, restrictions on lighting and machinery operating hours.

It was proposed by Cllr March and seconded by Cllr Larkin that the following application be brought forward as the applicant was waiting to hear the debate and was the only member of public attending the meeting. Unanimous.

<b>Planning Application No:</b>	TW/18/01692/FULL
<b>Proposal:</b>	<a href="#"><u>Demolition of existing outbuilding and construction of replacement outbuilding providing ancillary accommodation and storage</u></a>
<b>Location:</b>	Briar Cottage Churn Lane Horsmonden Tonbridge Kent TN12 8HN
<b>Recommendation:</b>	Approval.
<b>Proposal:</b>	Cllr March , Cllr Sheppard.Unanimous.
<b>Comments:</b>	Recommended approval on the condition that the ancillary accommodation is linked to Briar Cottage and the driveway is used for both buildings.

Cllr Richards had declared an interest in this application and left the room at this point. It was proposed by Cllr March that Cllr Jenkinson chair the meeting for this application. Seconded Cllr Larkin. Unanimous for those present.

<b>Planning Application No:</b>	TW/18/01128/FULL
<b>Proposal:</b>	<a href="#"><u>Change of use from garage to living space including bricking up existing garage door and installation of window</u></a>
<b>Location:</b>	6 Oliver's Court Horsmonden Tonbridge Kent TN12 8BZ
<b>Recommendation:</b>	Approval.
<b>Proposal:</b>	Cllr Sheppard, seconded Cllr Larkin. Unanimous for those present.
<b>Comments:</b>	Recommended approval. Suitable conversion in keeping with number 7.

It was proposed by Cllr Jenkinson that Cllr Richards resume the chair at this point. Seconded Cllr Larkin. Unanimous for those present.

<b>Planning Application No:</b>	TW/18/01560/FULL
<b>Proposal:</b>	<a href="#"><u>Variation of Condition 2 (Approved Plans) of Planning Consent 17/01779/FULL (Conversion of redundant packing and storage building to a residential dwelling; Erection of an outbuilding as a plant for natural energy source control, garage and machinery storage on site of outbuilding silo hardstanding) - Replacement of 1No. window for 1.No. door, addition of a flue terminal for 1No. wood burning stove and addition of a balcony to the South Elevation</u></a>
<b>Location:</b>	Yew Tree Farm Yew Tree Green Road Horsmonden Tonbridge Kent
<b>Recommendation:</b>	Refusal.
<b>Proposal:</b>	Cllr Jenkinson , seconded Cllr Sheppard.Unanimous.
<b>Comments:</b>	Recommended refusal. Originally the outbuilding was only approved by the Parish Council because they understood it to be temporary. It is not appropriate for an ex agricultural building to have a balcony or a flue.

<b>Planning Application No:</b>	TW/18/01538/FULL
<b>Proposal:</b>	<a href="#"><u>Retrospective consent for conversion of garage to habitable use and erection of fencing and trellis on north eastern side boundary. Additional works for removal of garage door and replacement with window</u></a>
<b>Location:</b>	Heathleigh Cottage Maidstone Road Horsmonden Tonbridge Kent TN12 8JJ
<b>Recommendation:</b>	Approval.
<b>Proposal:</b>	Cllr March, seconded Cllr Sheppard. Unanimous.
<b>Comments:</b>	Recommended approval. Suitable retrospective conversion.

### **3.2 Applications granted and refused.**

#### **Applications Granted**

TW/17/04257/FULL – August Pitts Farm, Churn Lane

TW/18/01257/TPO – Boundary Cottage

TW/18/01211/TPO – Boundary Cottage  
TW/18/01254/FULL – Paygate, Maidstone Road.  
TW/18/01013/FULL – Garryn. Maidstone Road  
TW/18/00975/FULL – Orchard Heights, Furnace Lane.  
TW/18/01311/PNQCLA – The Green Barn, Swigs Hole Farm, Yew Tree Green Road.

#### **Applications refused.**

None.

### **3.3 Tunbridge Wells Borough Council Local Green Space Proposals**

The Clerk had received and circulated the Borough Councils draft criteria and proposals for Local Green Space and these were looked at in some detail for Horsmonden. The following comments were to be sent back to TWBC:

1. Do you have any comments on the methodology? None
2. Do you support the designation of the sites proposed as Local Green Space in your area? HPC supports the designation for sites 134, 135 and 136, but not for 137 & 138 for the reasons given below.
3. Are there any sites that we have decided not to take forward that you think, after reading the methodology, should be proposed as Local Green Space? YES sites 137&138
4. If yes to 3 above, can you provide detailed commentary (for each site) on which part of our assessment you disagree with and set out your detailed reasoning as to why you think the site qualifies as a Local Green Space?

#### **SITE 137 – Locket Green Horsmonden.**

The PC disagrees with the assessment based on criteria 5. The site is of particular significance because of its recreational value. It is publicly accessible and is used for playing sports as evidenced by the two goal mouths and basketball installations. It is used on a daily basis by Kindergarten for outside grass play.

The space was gifted in perpetuity by the Francis Austen Memorial Trust which is now reestablished as Horsmonden Kindergarten Trust for use by any children up to 12 years old. This makes the site of particular historic and local significance to the village.

The Parish Council understand the site is owned by Horsmonden Kindergarten Trust.

#### **SITE 138 – Furnace Pond, Horsmonden.**

It is the Furnace Mere, which is of particular historical significance, dating back to the 16th Century for the manufacture of iron, cannons and cannon balls. This was the site of a foundry and links to the Gun & Spit Roast Inn in the center of the village, which dates back to the same period. The site was considered by the Time Team for exploration, however because of the complexity of its excavation they decided not to pursue as it would have taken too long to excavate. The site is also considered significant because of its beauty and wildlife.

The Parish Council understand the site is owned by the owners of Shirrenden House, Brenchley Road, Horsmonden.

These comments were proposed by Cllr Larkin and seconded Cllr Jenkinson, unanimous.

#### **4. Other planning matters (discussion only – no decisions)**

It was requested that the clerk contact the Planning enforcement regarding the cases below:

1 Lewes Heath Cottages – the clerk was awaiting news from the enforcement officer on this.

5 Heath Court – change of windows to UPVC. The PC recalled that this was a listed property with previous application withdrawn to replace the windows but did not believe that a successful planning application had gone through the Local Authority.

**There being no further business, the meeting closed at 8.50pm**