

**MINUTES OF HORSMONDEN PARISH COUNCIL**  
**PLANNING MEETING HELD IN HORSMONDEN VILLAGE HALL, HORSMONDEN**  
**AT 7.30 P.M. ON TUESDAY 14TH AUGUST 2018**

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**Present:** Cllrs Richards (Chair), Davis, Jenkinson, Larkin, March, Russell, Sheppard and Stevens.

**In attendance:** Lucy Noakes (Clerk), Jackie Stanton (Assistant Clerk)  
17 members of the Public

**Declarations of Interest:** Declarations of pecuniary and non-pecuniary interests in accordance with the Code of Conduct were invited. No declarations of interest.

**1. APOLOGIES FOR ABSENCE**

None.

**2. PUBLIC SESSION**

There were three members of the public wishing to speak.

Three Parishioners spoke and made a number of comments:

- Concerns over the increase of traffic, particularly regarding access and nearby crossroads and backing-up of traffic at junctions;
- Belief that additional housing not required in Horsmonden and that existing housing requirements are met although reuse of existing properties should be considered;
- The safety of existing residents is of concern with so many additional cars; the village is not designed for extra traffic; roads are currently difficult to cross;
- Questions over maintenance of hedges and who would be responsible;
- If development goes ahead, question of whether money will be spent on services;
- Attenuation pond raises concerns over safety;
- Housing for older people would be better so other homes are available for families, particularly for residents of Horsmonden.

**3. PLANNING**

**3.1 Applications/Submissions:**

<b>Planning Application No:</b>	TW/18/01976/FULL
<b>Proposal:</b>	<a href="#"><u>Redevelopment of land to provide 49 dwellings including 35% affordable housing and involving creation of access and widening of highway on Gibbet Lane, associated landscaping, residents and visitor car parking and creation of natural area for play incorporating attenuation pond.</u></a>
<b>Location:</b>	Land At Gibbet Lane And Furnace Lane Horsmonden Tonbridge Kent
<b>Recommendation:</b>	Refusal
<b>Proposal:</b>	Cllr Davis, seconded Cllr Larkin, unanimous
<b>Comments:</b>	1)The mix of dwellings does not reflect the conclusion of earlier housing studies in Horsmonden which emphasise the need for single storey accommodation for the elderly and or the disabled. 2)Not withstanding the comprehensive traffic report; the council

	feels that the inadequate capacities of Gibbet Lane and Furnace Lane have not been fully taken into account. This applies in particular at the Maidstone Road end of Gibbet Lane which is effectively one way and has shared access for pedestrians and motorised vehicles. The Council has concerns regarding the safety of children and families from the development crossing the Maidstone Road. This is because they have been informed by Kent Highways services that it is not possible to introduce a pedestrian crossing at that location. 3) The council has major safety concerns regarding the proximity of a playground to an apparently unprotected attenuation pond.
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<b>Planning Application No:</b>	TW/18/02171/FULL
<b>Proposal:</b>	<a href="#">Single storey front extension / porch</a>
<b>Location:</b>	3 Springfield Cottages Lamberhurst Road Horsmonden Tonbridge Kent TN12 8LR
<b>Recommendation:</b>	Approval
<b>Proposal:</b>	Cllr March, seconded Cllr Stevens - unanimous
<b>Comments:</b>	Recommended Approval - suitable extension

<b>Planning Application No:</b>	TW/18/02230/FULL
<b>Proposal:</b>	<a href="#">Side and rear single storey extension</a>
<b>Location:</b>	Hoppers Brenchley Road Horsmonden Tonbridge Kent TN12 8DN
<b>Recommendation:</b>	Approval
<b>Proposal:</b>	Cllr Stevens, seconded Cllr Russell - unanimous
<b>Comments:</b>	Recommended approval- suitable extension

<b>Planning Application No:</b>	TW/18/02212/FULL
<b>Proposal:</b>	<a href="#">Erection of 1no. bailiffs dwelling in connection with existing fishing enterprise</a>
<b>Location:</b>	Pittlands Lakes Angling Club Churn Lane Horsmonden Tonbridge Kent TN12 8HL
<b>Recommendation:</b>	Refusal
<b>Proposal:</b>	Cllr Larkin, seconded Cllr Jenkinson - unanimous
<b>Comments:</b>	Recommended refusal. The Parish Council concur with the views of Rural Planning in that there is not enough evidence to justify a full time worker to be on site night and day

<b>Planning Application No:</b>	TW/18/02294/FULL
<b>Proposal:</b>	<a href="#">Variation of Condition 2 (Approved Plans) of planning consent 17/03469/FULL - Revised siting and design, revised siting of garage and reduction in footprint from 158 to 135 square metres</a>
<b>Location:</b>	3 Botany Bay Lamberhurst Road Horsmonden Tonbridge Kent TN12 8LP

<b>Recommendation:</b>	Approval
<b>Proposal:</b>	Cllr Russell, seconded Cllr Stevens - unanimous
<b>Comments:</b>	Recommended approval. A reasonable variation to the original approval

<b>Planning Application No:</b>	TW/18/02286/FULL
<b>Proposal:</b>	<a href="#"><u>Erection of part single storey, part two storey extension on South and East side</u></a>
<b>Location:</b>	Lake Cottage Furnace Lane Horsmonden Tonbridge Kent TN12 8LZ
<b>Recommendation:</b>	Approval
<b>Proposal:</b>	Cllr Davis, seconded Cllr Russell - carried
<b>Comments:</b>	Recommended approval on the basis that it is a reasonable development to the property

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

#### **Applications Granted**

TW/18/01538/FULL – Heathleigh Cottage, Maidstone Road  
 TW/18/01374/LBC – Heathleigh Cottage, Maidstone Road  
 TW/18/01692/FULL – Briar Cottage, Churn Lane  
 TW/18/01822/FULL - Evergood Farm House, Brick Kiln Lane

#### **Applications refused**

None.

#### **Applications withdrawn**

TW/18/01084/FULL – Horsmonden Storage, Goudhurst Road

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

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

- Heath Court – change of windows to UPVC. Clerk waiting to hear from enforcement officer and will chase.
- Old Barn Cottage, Yew Tree Green Road – planting up to the front of the fence to be checked with enforcement officer
- Garage which had been approved as a “games room” has been noted on Airbnb – Council had requested an application for approval; Clerk will remind TWBC.

**There being no further business, the meeting closed at 9.20pm**