

**MINUTES OF HORSMONDEN PARISH COUNCIL**  
**PLANNING MEETING HELD IN HORSMONDEN VILLAGE HALL, HORSMONDEN**  
**AT 7.30 P.M. ON 20<sup>th</sup> MAY 2015**

**Present:** Cllr March (Acting Chair of planning), Cllrs Isaacs, Russell, Stanton, Hughes.

**In attendance:** Clerk (Lucy Noakes), 1 member of the public present.

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

**1. APOINTMENT OF CHAIR PERSON TO PLANNING COMMITTEE**

Cllr Hughes proposed that Cllr March should Chair the meeting. Cllr March said that she was happy to chair the meeting on this occasion, but thought that it would be better if another councillor could be voted in as Chair of the Planning committee (perhaps at the next meeting, when all councillors were present) as she could not always make these meetings owing to her responsibilities at TWBC. The proposal was seconded on this basis and voted for unanimously.

**2. APOLOGIES FOR ABSENCE**

Cllr Davis was unable to attend owing to a family bereavement, and Cllr Stevens was unable to attend as he was attending a ploughing match meeting. These reasons were proposed as acceptable form the chair and voted for unanimously.

**3. PUBLIC SESSION**

Mrs Catchpole had asked to come along to the meeting to speak about the revised application for Red Tiles under TW/15/501704/FULL. She said that some of the works completed from the application passed in 2013, had not adhered to the planning permission granted by TWBC. This had caused an amended planning application in 2014, which was approved by TWBC. Since this, the applicant has put in another window which is not positioned as in the plans, and now seeks permission for his by a further amendment to the planning permission granted. This window is fitted with obscured glazing, but is an opening window which overlooks Mrs Catchpole's patio, lounge and bedroom.

**4. PLANNING**

**4.1 Applications/Submissions:**

<b>Planning Application No:</b>	TW/15/501704/FULL
<b>Proposal:</b>	<b>Ground floor front extension. First floor side and rear extensions and alterations. French doors and juliet balcony to rear on first floor. (Minor material amendment to previously approved permission 14/01267/HOUSE alterations to the openings contained within the south east and north east elevations).</b>
<b>Location:</b>	Red Tiles Goudhurst Road Horsmonden Tonbridge Kent TN12 8AE
<b>Recommendation:</b>	Refusal
<b>Proposal:</b>	Cllr Hughes, seconded Cllr Isaacs, unanimous.
<b>Comments:</b>	Refusal. The proposed application appears to be inconsistent with the permission already granted, and the Parish Council have concerns with the opening window to the South east elevation, which when opened , overlooks the neighbours patio, bedroom and lounge.

<b>Planning Application No:</b>	TW/15/502803/FULL
<b>Proposal:</b>	<b>Proposed detached double garage with study room over.</b>
<b>Location:</b>	Pond Cottage School House Lane Horsmonden Tonbridge Kent TN12 8BJ
<b>Recommendation:</b>	Refusal
<b>Proposal:</b>	Cllr Hughes, seconded Cllr Russell. Unanimous
<b>Comments:</b>	Refusal, on the grounds that the appearance of the building is too much like a domestic building not a garage. Should Tunbridge Wells Borough Council decide to make an approval , the Parish Council would be minded to see the dormer window replaced by a velux window and a prohibition on the upstairs room being used for residential accommodation; and the Parish Council would like to see the proposed garage tied to the main residence so it cannot be separate to the main residence.

<b>Planning Application No:</b>	TW/15/502788/FULL
<b>Proposal:</b>	<b>Conversion of existing integral garage and first floor extension to front elevation.</b>
<b>Location:</b>	17 Orchard Way Horsmonden Tonbridge Kent TN12 8LA
<b>Recommendation:</b>	Approval

<b>Proposal:</b>	Cllr Isaacs, seconded Cllr Stanton. Unanimous.
<b>Comments:</b>	Approval on the grounds that it is an acceptable extension, in keeping with various other properties of similar guise.
<b>Planning Application No:</b>	TW/15/503187/FULL
<b>Proposal:</b>	<b>The change of use of land for the stationing of 9 mobile homes for 52 weeks of the year for occupation by seasonal workers together with ancillary facilities, including hardstanding.</b>
<b>Location:</b>	August Pitts Farm Churn Lane Horsmonden Tonbridge Kent TN12 8HW
<b>Recommendation:</b>	Approval
<b>Proposal:</b>	Cllr Russell, seconded Cllr Hughes, unanimous.
<b>Comments:</b>	Approval, but with the condition that all caravans shall be vacated at the same time for one complete calendar month in each year and that this be communicated each year to TWBC and Horsmonden Parish Council, with at least two weeks notice, to enable monitoring and logging of this to take place.

<b>Planning Application No:</b>	TW/15/503162/FULL
<b>Proposal:</b>	<b>Installation of two front rooflights, front existing opening closed and timber window installed and alterations to front entrance to create porch. Installation of timber doors and fixed panels to side elevation. Replacement timber window with cills to match existing, replacement timber doors and replacement of windows with timber doors to rear elevation</b>
<b>Location:</b>	Ash Barn School House Lane Horsmonden Tonbridge Kent TN12 8BJ
<b>Recommendation:</b>	Approval
<b>Proposal:</b>	Cllr Russell, seconded Cllr Hughes. Unanimous.
<b>Comments:</b>	Approval on the basis that these are reasonable alterations and enhancements to this residential property.

- 4.2 Applications granted and refused  
 TW/15/501293 – Baycote House, Back Lane, Horsmonden. This application had been referred to the planning Committee because Simon McKay, the applicant’s agent, had been employed by TWBC within the last three years.
- 4.3 Plans for the refurbishment of the front of the Institute Building and forecourt ( Social Club)  
 Chris Reed had explained that there were no formal plans for eh refurbishment work to the front of the building, but he had discussed the laying of the block paving in detail with Wates interiors and Brenchley Drives and there was to be a gradual slope from the front door to the edge of the current concrete surfacing all the way across, rather than a disabled ramp as such, which may require handrails and steps etc.  
 The Council members had some concerns as owners of the building, to ensure that the work should be carried out properly and should not extend beyond the land owned by the council. However they did understand that the Club was trying to get these works carried out before the Music Festival if possible, and they did not wish to cause any unnecessary delay.  
 It was proposed by the Chair that the works to the entrance area of the building be accepted on the basis that there is a satisfactory meeting held between three parish councillors, Chris Reed and Brenchley Drives before going ahead with the works , to establish the detail and ensure everything is in order. Unanimous.  
 Clerk to inform Chris of this and let him know that if the PC is to reclaim the VAT for this work, the order for the job to take place will need to come from the Council.
- 4.4 Other planning matters (discussion only)  
 The Clerk made the Council aware of two applications which would be on the June agenda and which may require their attention beforehand, as they were quite detailed. These were TW/13/00759/FUL- land Junction of Ruck Lane, Spelmonden – erection of a single storey dwelling house. External walled courtyard, swimming pool, and TW/15/503392/FUL- Land at Pullen’s Farm, Lamberhurst Road – erection of a new free range poultry house together with associated access road and planting of around 9870 trees and shrubs.

There being no further business, the meeting closed at 9.25pm.