

# STAPLEHURST PARISH COUNCIL

## PLANNING COMMITTEE

### MINUTES 3<sup>RD</sup> OCTOBER 2022

**Present;** Cllr Riordan, Cllr Buller, Cllr Davidson-Houston and Cllr McLaughlin

**APOLOGIES:** Apologies were received and accepted from Cllr Sharp and Cllr McClean absence was noted

Note Cllr Riordan as Vice Chairman of the Planning Committee chaired this meeting

**APPROVAL OF PLANNING COMMITTEE MINUTES:** Minutes of 21<sup>st</sup> September 2022 available at: <http://www.staplehurst-pc.uk/community/staplehurst-parish-council-13607planning-committee/> were proposed, seconded and agreed by majority 2 for and 2 abstained as not present, then signed by Cllr Riordan, Committee Chairman for this meeting

**URGENT ITEMS:** Only for items which require a decision before the next meeting on Monday 24<sup>th</sup> October 2022. Item to be agreed first, and then not discussed until "Agreed Urgent Items" after Councillor Declarations.

- 7 Lime Trees, Staplehurst
- 33, Jeffrey Close, Staplehurst

It was proposed, seconded and agreed unanimously to consider the urgent items above

**COUNCILLOR DECLARATIONS** regarding items on the Agenda: -

1. Declarations of Lobbying - NA
2. Declarations of Changes to the Register of Interests - NA
3. Declarations of Interest in Items on the Agenda - NA
4. Requests for Dispensation - NA

**AGREED URGENT ITEMS:**

- 7 Lime Trees, Staplehurst – It was noted that the window / fenestrations were not matching with existing but generally supportive. It was proposed, seconded and agreed unanimously to support the application
- 33, Jeffrey Close, Staplehurst a Cllr has noticed building works are proceeding and it appears no planning permission has been granted. The Clerk to write a reminder and offer support in seeking planning permission.

**CORRESPONDENCE:** (for comment/noting) - NA

**APPEAL NOTIFICATION:** (for noting) - NA

**FULL PLANNING APPLICATIONS:** (for comment/recommendation) NA

Signed.....Date.....

**REVISED DETAILS:** (for comment/noting) - NA

**PRIOR NOTIFICATION:** (for comment/noting) - NA

**LAWFUL DEVELOPMENTS:** (for comment/noting)

22/504489 **Wentways Clapper Lane Staplehurst Kent TN12 OJL**

Lawful Development Certificate for proposed use of outbuilding for short term holiday lets within the curtilage and ancillary to the main dwelling.

The Council noted a number of concerns. This was built without planning permission, which was obtained retrospectively. This application does not include any supporting documentation – no supporting statement and the regulations required for holiday lets are not shown. If approved, could MBC planning officer forward a copy of the regulations for holiday lets

**SUBMISSION OF DETAILS:** (for comment/noting) - NA

**TREE ORDERS:** (for comment/noting) - NA

**REPORTED DECISIONS:** (for noting)

22/503527 **Silver Locks Cradducks Lane Staplehurst Kent TN12 ODN**

Change of use of land for stationing of 8(no) portable bell tents, 4(no) portable shower and toilet cubicles and caravan for office use. MBC refused. SPC recommended refusal (1624P).

22/503030 **Land at High Street A George Street Staplehurst Kent TN12 ORA**

Retention of safety fencing (as approved under 17/504729/FULL.) MBC refused. SPC asked, if approved, for a more sympathetic design (1620P).

22/503667 **Hales Station Road Staplehurst Tonbridge Kent TN12 OQQ**

Lawful Development Certificate for a Proposed garage conversion with new window. MBC approved. SPC noted (1625P).

22/503410 **1 Vine House High Street Staplehurst Kent TN12 OAR**

Erection of a single storey rear extension and removal of tree (Resubmission of 21/506487/FULL) MBC granted with 3 conditions. SPC recommended approval (1620P).

22/503411 **1 Vine House High Street Staplehurst Kent TN12 OAR**

Listed Building Consent for the erection of a single storey rear extension, with partial removal of rear external wall and internal alterations. MBC granted with 5 conditions. SPC recommended approval (1620P).

22/502733 **Aydhurst Farm Oast Marden Road Staplehurst Kent TN12 OPD**

Submission of details pursuant to conditions 6 (landscape scheme) and 9 (biodiversity enhancement scheme) of application 19/504561/FULL. MBC approved. SPC noted (1613P).

22/500175 **3 Crown Cottages High Street Staplehurst Tonbridge Kent TN12 OAU**

Erection of pitched roof to existing flat roof garden shed. Withdrawn. SPC recommended approval (1592P).

Signed.....Date.....

22/500176 **3 Crown Cottages High Street Staplehurst Tonbridge Kent TN12 0AU**  
Listed Building Consent for erection of pitched roof to existing flat roof garden shed. Withdrawn. SPC recommended approval (1592P).

22/503766 **Brattle Farm Five Oak Lane Staplehurst Kent TN12 0HE**  
Prior notification for the change of use of agricultural building to a flexible use within Class B8 (storage) and B1 (light industrial). For its prior approval to: Transport and Highways impacts of the development - Noise impacts of the development - Contamination risks on the site - Flooding risks on the site. MBC granted with 2 conditions. SPC noted (1625P).

Meeting was well managed and closed at 7.55pm

**The meeting notes reflect the discussion, they are not verbatim**

Signed.....Date.....