

# Minutes of The Planning Committee of Speldhurst Parish Council

Meeting held in The Committee Room, Speldhurst Village Hall  
on Wednesday, 18<sup>th</sup> June 2008 at 7.45pm

Present : Cllr. Mrs Paulson-Ellis (Chairman)  
Cllr. Mrs Podbury  
Cllr. Brown  
Cllr. Ellis  
Cllr. Langridge  
Cllr. Stevens  
Cllr. Wheeler  
Mrs Pauline Lambell – Clerk

Apologies : All Committee Members were present

It was agreed that Declarations of Interest would be given before the start of each planning application.

Committee Chairman, welcomed new members to the Planning Committee and thanked the Clerk for attending the meeting.

3. The Minutes of the Meeting held on Tuesday, 27<sup>th</sup> May 2008, having previously been distributed to Committee Members, were approved.

4. Planning applications for discussion and recommendation :

## **08/00289/FUL/IS1**

Declarations: None were disclosed  
Address: 30 Holmewood Ridge, Langton Green  
Proposal: Revised – Demolition of existing house and garage and erection of replacement two storey dwelling  
Decision: Remain Neutral – leave to planners

## **08/01570/FUL/BD1**

Declarations: None were disclosed  
Address: Adams Well, Broom Lane, Langton Green  
Proposal: Amendments to approved 05/02844 for removal of mobile home and sheds and erection of new garage with kennel, log store and storage over.  
Decision: Remain Neutral – leave to planners  
Comment : we would request a condition that the existing sheds are removed

## **08/01737/FUL/SW3**

Declarations: None were disclosed  
Address: 10 Little Footway, Langton Green  
Proposal: Two storey side extension and single storey rear extension to existing dwelling  
Decision: Recommend Refusal

- Over intensification of site
- Overbearing to neighbouring house
- No access for constructions work as proposed extensions are on the boundary line

**08/01771/FUL/RE4**

Declarations: None were disclosed  
Address: Byeways, Monteith Close, Langton Green  
Proposal: Demolition of existing garage, replace and resite;  
construction of two storey four bed dwelling with new  
access and double garage on rear part of site  
Decision: Remain Neutral – leave to planners  
Comment: we are concerned for the trees during  
construction and the amount of traffic that will be using the  
access

**08/01798/LBC/SF1**

Declarations: None were disclosed  
Address: Ashurst Manor, Fordcombe Road, Speldhurst  
Proposal: Listed Building Consent: alterations, improvements and  
repair  
Decision: Remain Neutral – Leave to Conservation Architect

**08/01823/FUL/SW3**

Declarations: None were disclosed  
Address: 2 Broomhill Bank Cottage, Lower Green Road,  
Speldhurst  
Proposal: Replacement garage  
Decision: Recommend Refusal

- Concerned by bulk of the proposal
- The proposed slide-in gate may destroy part of  
existing hedge

Should Planners feel minded to approve, we would  
request non-severance clause.

**08/01825/FUL/TW2**

Declarations: None were disclosed  
Address: Langton Lodge, The Green, Langton Green  
Proposal: See below  
Decision: Remain Neutral – Leave to Planners

**08/01826/CAC/TW2**

Declarations: None were disclosed  
Address: Langton Lodge, The Green, Langton Green  
Proposal: Conservation Area Consent – Demolition of existing  
single garage  
Decision: Remain Neutral – Leave to Conservation Architect

**08/01830/FUL/SW3**

Declarations: None were disclosed  
Address: Bonds, Bullingstone Lane, Speldhurst  
Proposal: Erection of detached 2 bay garage with studio below  
Decision: Recommend Refusal

- We are concerned at the bulk of the proposal
  - Out of keeping in the Green Belt
  - Out of keeping in AONB
- Request that the application be considered by the  
Planning Committee

**08/01895/FUL/BD1**

Declarations: None were disclosed  
Address: Tanglewood, Claytons Lane, Speldhurst  
Proposal: Demolition of existing property and construction of new two storey, four bedroom house with attached double garage  
Decision: Remain Neutral – leave to Planners  
Comment: we are concerned at the choice of material for the roof

**08/01899/LBC/RE4**

Declarations: None were disclosed  
Address: Middlehouse, Langton Road, Langton Green  
Proposal: Listed Building Consent – enlarge two south facing dormer windows  
Decision: Remain Neutral – leave to Conservation Architect  
Note: we are concerned at the substantial increase in the size of the windows

**08/01926/FUL/IS1**

Declarations: None were disclosed  
Address: Langton Court, Broom Lane, Langton Green  
Proposal: Single storey infill extension  
Decision: Remain Neutral – leave to Planners

**08/01972/FUL/SF1**

Declarations: None were disclosed  
Address: 3 Cobhams, Speldhurst  
Proposal: Conservatory to rear  
Decision: Remain Neutral – leave to Planners

**08/01982/FUL/SF1**

Declarations: None were disclosed  
Address: 9 Stonewall Park Road, Langton Green  
Proposal: First floor side extension  
Decision: Remain Neutral – leave to Planners

**08/01985/LBC/SF1**

Declarations: None were disclosed  
Address: Groombridge Place, Groombridge  
Proposal: Listed Building Consent – proposed soil pipe to mater en-suite bathroom  
Decision: Remain Neutral – leave to Conservation Architect

**08/02073/FUL/LAM**

Declarations: None were disclosed  
Address: 7 Gibbets, Langton Green  
Proposal: Land adjacent – erection of a pair of semi detached dwellings with access and parking  
Decision: Recommend Refusal

- The proposal is over-development and over-intensification of the site
- Parking in the close for other residents would be compromised

**08/02086/FUL/EA1**

Declarations: None were disclosed  
Address: Southlands Farm, Etherington Hill, Speldhurst  
Proposal: Erection of a replacement three bay open fronted garage  
Decision: Remain Neutral – leave to Planners

**08/02090/TPO/DMD**

Declarations: None were disclosed  
Address: 6 The Boundary, Langton Green  
Proposal: TREES  
Decision: Remain Neutral – leave to Tree Officer

**08/02091/TPO/DMD**

Declarations: None were disclosed  
Address: Little Hardwick, Langholm Road, Langton Green  
Proposal: TREES  
Decision: Remain Neutral – leave to Tree Officer

5. Middlefield – Update

Cllr. Mrs Paulson-Ellis had attended, and spoken on behalf of the Parish Council, at the Western Area Committee Meeting held that afternoon and updated the Committee on the decision to Approve the application.

6. Items for Information – No further items were raised

The meeting closed at 9.30pm

CHAIRMAN