

STAPLEHURST PARISH COUNCIL

AGENDA PLANNING COMMITTEE

Monday 13th January 2020 7.00 p.m. South Hall, Staplehurst Village Centre

PUBLIC FORUM – Before and after the meeting the Chairman will invite members of the public to speak for a maximum of 3 minutes each, relating to issues on the Agenda or about planning issues of local concern. Please state name and address prior to speaking. Attendees are requested to notify the Chairman of any intention to film, photograph or record during the meeting.

APOLOGIES:

APPROVAL OF PLANNING COMMITTEE MINUTES: Minute Pages 1466P-1468P of 16th December 2019 available at: <http://www.staplehurst-pc.uk/community/staplehurst-parish-council-13607/planning-committee/>

URGENT ITEMS – Only for items which require a decision before the next meeting on 3rd February 2020. Item to be agreed first, and then not discussed until “Agreed Urgent Items” after Councillor Declarations.

COUNCILLOR DECLARATIONS regarding items on the Agenda: -

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

AGREED URGENT ITEMS:

ADDITIONAL INFORMATION:

19/505632 **Wentways Clapper Lane TN12 0JL** – Erection of a two-storey rear extension and creation of a new first floor annexe above existing lounge, including erection of a new entrance porch and a side box bay to replace existing. Addition of 3 photographs (no changes to the application). SPC had recommended Approval (Min 1464P)

FULL PLANNING APPLICATIONS: (for recommendation)

- 19/506016 **Bly Court Manor, Chapel Lane TN12 0AN** – Demolition of existing outbuilding, chimney breast and stack. Erection of a single storey side extension, including a glazed link and minor internal alterations
- 19/506017 **Bly Court Manor, Chapel Lane TN12 0AN** – Listed Building Consent for demolition of existing outbuilding, chimney breast and stack. Erection of a single storey side extension, including a glazed link and minor internal alterations
- 19/506090 **36 Jaggard Way TN12 0LF** – Conversion of garage into habitable space and creation of first floor side extension

Parish Office
Staplehurst Village Centre
High Street, Staplehurst
TONBRIDGE, Kent
TN12 0BJ

Parish Clerk
Mr MJ Westwood

Tel
01580 891761

email
clerk@staplehurst-pc.uk

website
www.staplehurst-pc.uk

- 19/506101 **The Oast House, Ely Court, Goudhurst Road TN12 0HB** – Change of use of redundant Oast House to 1no. three-bedroom dwelling, erection of a detached double garage with a bat maternity roost loft and change of use of adjacent land to residential
- 19/506102 **The Oast House, Ely Court, Goudhurst Road TN12 0HB** – Listed Building Consent for conversion of redundant Oast House to 1no. three-bedroom dwelling and erection of a detached double garage with a bat maternity roost loft
- 19/506290 **Great Wadd Oast House Waller Hill Frittenden TN17 2DA** – Change of use of agricultural land to residential garden land, creation of an outdoor swimming pool, and erection of a building to provide sitting area, changing rooms, facilities and boiler room to heat pool. (Revised scheme to 19/504195/FULL) (SPC had commented Min 1454P)

LAWFUL DEVELOPMENT CERTIFICATE:

- 19/506334 **Thorford Hall Farm, Goudhurst Road TN12 0HQ** - (Existing) for the erection of a 5-bay, oak-framed garage block with an attached log store
- 19/506335 **22 Chestnut Avenue TN12 0NJ** - for replacement of 2no. mono pitched roofs with 1no. flat roof. Internal alterations including the alteration of rear window to 1no. set of bifold doors and erection of single storey front extension

PRIOR NOTIFICATION:

- 19/506288 **Agricultural Barn at Newstead Farm, Couchman Green Lane TN12 0RT** - for a proposed change of use of agricultural building and land within its curtilage, to 3no. dwelling houses (Class C3)

SUBMISSION OF DETAILS:

- 19/506336 **Hen and Duckhurst Farm, Marden Road TN12 0PD** – to discharge Condition 18 (Foul and Surface Water Sewerage Disposal)

REPORTED DECISIONS: (for noting)

- KCC/TW/0231/2019 **Knoxbridge Farm, Cranbrook Road TN17 2BT** – to introduce a Grid Entry Unit Package KCC GRANTED. SPC had recommended Approval (Min 1461P)
- 19/503527 **Penryn, Station Road** - Outline application for demolition of existing chalet bungalow, detached garage and shed. Erection of 4no. dwellings with creation of new access and associated parking. Matters relating to access, layout, appearance, landscaping and scale reserved for future consideration MBC REFUSED. SPC had recommended Refusal (Min 1450P, 1461P, 1466P)
- 19/504627 **Corner House 1A Fletcher Road** – Demolition of existing conservatory and part of original house. Erection of a single storey rear extension MBC GRANTED with 3 conditions. SPC had recommended Approval (Min 1464P)
- 19/504765 **Carraway Cottage, 2 Cross at Hand Cottages, Maidstone Road** – Retrospective application for erection of replacement outbuilding, garage and workshop MBC GRANTED. SPC had recommended Approval (Min 1463P)
- 19/505016 **2 Surrenden Court, High Street TN12 0EZ** - TPO Application - T2 Oak reduced in the past on the northern side now leaving the tree unbalanced - carry out a reduction to balance the tree: reduce by 2-3 metres in height, 1-2 metres to the west and 3-4

metres to the south cutting back to appropriate branch axils. Proposed height approx. 23m MBC GRANTED with 1 condition. SPC had Noted (Min 1464P)

- 19/505157 **Mobile Home at Newstead Farm, Couchman Green Lane** – Erection of stables and sand school MBC GRANTED with 12 conditions. SPC had recommended Refusal (Min 1460P)
- 19/505160 **12 Bathurst Close** - Erection of 1no. new semi-detached dwelling adjoining 12 Bathurst Close, with associated landscaping/parking MBC REFUSED. SPC had recommended Refusal (Min 1461P)
- 19/505186 **Agricultural Barn at Newstead Farm, Couchman Green Lane** - for change of use of 1no. agricultural building and land within its curtilage to 3no. dwelling houses MBC REFUSED. SPC had commented (Min 1461P)
- 19/505204 **16 Bell Lane** - Erection of a single storey rear extension MBC GRANTED with 4 conditions. SPC had recommended Approval (Min 1463P)
- 19/505306 **Green Court Cottage, High Street** – Erection of a conservatory. MBC GRANTED with 2 conditions. SPC had recommended Approval (Min1467P)
- 19/505307 **Green Court Cottage, High Street** – Listed Building Consent for the erection of a conservatory. MBC GRANTED with 4 conditions. SPC had recommended Approval (Min1467P)
- 19/505610 **Great Newstead Manor, Couchman Green Lane** - Listed Building Consent for demolition of existing extensions. Erection of a part single storey, part two storey front and side extension. Addition of 3no. rooflights to existing attic rooms, internal alterations and the removal of a staircase MBC GRANTED with 6 conditions. SPC had recommended Approval (Min 1463P)

Councillors are respectfully reminded that should they be unable to attend any Parish Council meeting, of which this Agenda is a formal summons, they should notify the Parish Clerk with their apology and reason for non-attendance. Failure to do so for a continuous period of six months will result in automatic disqualification from the Council. Deadline for such notification to the Parish Clerk is 6.30 p.m. to the Parish Office answerphone before the evening meeting or if by email by noon on the day of the meeting.

Mr MJ Westwood
Parish Clerk
08/01/2020

All planning applications are listed on MBC website at www.maidstone.gov.uk. Follow the links to search for and view any application you choose or check to see what has been registered on a weekly or daily basis. Comment online on individual planning applications too.

Planning Committee
Councillor Mick Chapman
Councillor Natasha Thomas

Councillor Colin Bowden
Councillor Sue Forward
Parish Council Chairman Paddy Riordan

Councillor Joan Buller
Councillor Adele Sharp

Copied also to: -
Borough Councillor Louise Brice

County Councillor Eric Hotson

Borough & Parish Councillor John Perry