



Local Government for Langton Green, Speldhurst, Ashurst and Old Groombridge

**Minutes of a Planning Committee Meeting held in the Parish Council Office, Langton Green Recreation Ground on 12<sup>th</sup> August 2013 at 7.30pm**

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**MEMBERS PRESENT:** Cllr Langridge (Chairman), Cllrs Mrs Horne, Mrs Hull, Mrs Podbury, Hemming and Turner

**OFFICER PRESENT:** Chris May - Clerk

**MEMBERS OF THE PUBLIC PRESENT:** There were no members of the public present.

1. **Apologies and Reasons for Absence:** Cllr Mrs Soyke and Mrs Meirion Flemington – Assistant Clerk (both prior engagement)
2. **Declarations of Interest:** There were no declarations of interest.
3. **Declarations of Lobbying:** There were no declarations of lobbying.
4. **Minutes:** It was **RESOLVED** that the minutes of the Planning Committee meeting held on 16<sup>th</sup> July 2013 were approved and signed as a true record.
5. **Matters Arising:**
  - Parish Plan Working Group:** It was agreed that this could be deleted from future agendas
  - Planning Appeals:** It was noted that an appeal had been made for 2 Great Footway, Langton Green – Appeal reference no. APP/M2270/D/13/2202262
  - Trees:** No date had yet been set for the TWBC Tree Officer to attend a Planning meeting. Clerk to arrange
  - TPO:** Notification has been received of a TPO 024/2013 on three trees in the rear garden at 30 Holmewood Ridge
6. **Planning applications for discussion and decision – unless otherwise stated all decisions are unanimously agreed:**

Members of the public are invited to make representations to the Committee on any application on the Agenda

There were no members of the public present

**TW/13/01711/HOUSE/SR1**

Location: 3 Orchard Cottages, Ashurst Hill, Ashurst, Royal Tunbridge Wells  
Proposal: First floor rear extension

Decision: Remain neutral – leave to Planning Officer

**TW/13/01712/LBC/SF1**

Location: 3 Orchard Cottages, Ashurst Hill, Ashurst, Royal Tunbridge Wells  
Proposal: Listed Building Consent – First floor extension

Decision: Remain neutral – leave to Conservation Officer

**TW/13/01783/TPO/DMD**

Location: Land bounding 19 Roopers, Speldhurst, Royal Tunbridge Wells  
Proposal: TREES – T1 – BIRCH – Fell; T2 – BEECH – Reduce overall canopy by 30%; T3 – BEECH – Crown lift to 5m, thin by 15%

Decision: Remain neutral – leave to Tree Officer

**TW/13/01883/TPO/DMD**

Location: 1 Oxlea, Langton Green, Royal Tunbridge Wells  
Proposal: TREES – T1 – BEECH – reduce canopy by 25%. T6 – BEECH – thin crown by 15%. T2 – LIME – raise canopy over road and footway. T9 – SCOTS PINE – fell

Decision: Remain neutral – leave to Tree Officer

**TW/13/01884/TPO/DMD**

Location: Holmewood House School, Barrow Lane, Langton Green, Royal Tunbridge Wells  
Proposal: TREES – G1 – 1 no SYCAMORE – fell. T15 – OAK – reduce by 20%. T10 – OAK – prune back to provide 3m clearance to building. T51 – OAK – reduce height by 25%

Decision: Remain neutral – leave to Tree Officer

**TW/13/01891/TPO/DMD**

Location: Broom Farm, Broom Lane, Langton Green, Royal Tunbridge Wells  
Proposal: TREES: T1 OAK – Reduce to 8m in height, T2 OAK – Reduce to match T1 and T7 OAK – Reduce upper and mid canopy by no more than 3m to balance

Decision: Remain neutral – leave to Tree Officer

**TW/13/01918/FUL/GM2**

Location: 18 Northfields, Speldhurst, Royal Tunbridge Wells  
Proposal: Variation of condition 6 of TW/11/013718 Minor material amendment to previously approved application reference TW/11/01580/FUL for the construction of single-storey bungalow and

car parking space to rear garden of Nos. 16 and 18, together with providing two car parking spaces to No. 18 – 1 car parking space for the use of the new bungalow and 2 car parking spaces for No. 18

Decision: We were concerned at the original application regarding parking on this site. We are now being asked to comment on a technical change with no plans to review. We are therefore unable to comment.

**TW/13/01922/TPO/DMD**

Location: 4 Newlands, Langton Green, Royal Tunbridge Wells  
Proposal: TREES – T3 – ASH – reduce crown by 25%

Decision: Remain neutral – leave to Tree Officer

**TW/13/01930/HOUSE/EA1**

Location: 4 Newlands, Langton Green, Royal Tunbridge Wells  
Proposal: Conversion of integral garage to living accommodation

Decision: Remain neutral – leave to Planning Officer  
Comment: Because of the poor quality of the plans it is difficult to see if the windows will match – we recommend that they do.

**TW/13/01936/HOUSE/EA1**

Location: Lavenders, Bullingstone Lane, Speldhurst, Royal Tunbridge Wells  
Proposal: Two-storey front extension; Front porch; Single-storey extension to utility room at rear

Decision: Remain neutral – leave to Planning Officer

**TW/13/02027/HOUSE/SE2**

Location: 6 Ironstones, Langton Green, Royal Tunbridge Wells  
Proposal: Demolition and replacement of a single storey rear extension

Decision: Remain neutral – leave to Planning Officer

**TW/13/02065/HOUSE/SH6**

Location: 9 Great Footway, Langton Green, Royal Tunbridge Wells  
Proposal: Two-storey side and rear extension

Decision: Remain neutral – leave to Planning Officer  
Comment: We have concerns at the close proximity of the proposed side extension to the boundary and whether the street scene is adversely affected by the loss of the lounge bay window which would mean it would not be in keeping with neighbouring properties.

**TW/13/02070/HOUSE/SE2**

Location: Stable House, Northfields, Speldhurst, Royal Tunbridge Wells  
Proposal: Single storey rear extension (works commenced)

Decision: Remain neutral – leave to Planning Officer

**TW/13/02101/HOUSE/EA1**

Location: Manor House, Speldhurst Hill, Speldhurst, Royal Tunbridge Wells

Proposal: Single storey side extension; conversion of existing double garage to playroom; demolition of existing conservatory. Internal alterations to ground and first floor and re-roofing of existing single storey roofs and associated external works

Decision: Remain neutral – leave to Planning Officer

**TW/02105/LBC/EA1**

Location: Manor House, Speldhurst Hill, Speldhurst, Royal Tunbridge Wells

Proposal: Listed Building Consent - Single storey side extension; conversion of existing double garage to playroom; demolition of existing conservatory. Internal alterations to ground and first floor and re-roofing of existing single storey roofs and associated external works

Decision: Remain neutral – leave to Conservation Officer

**TW/13/02120/HOUSE/SE2**

Location: Cobblers Cottage, Leggs Lane, Speldhurst, Royal Tunbridge Wells

Proposal: Proposed single storey rear extension comprising of a new kitchen and dining area and conversion of the existing kitchen to provide a new utility room

Decision: Remain neutral – leave to Planning Officer

**TW/13/02133/HOUSE/SF1**

Location: Little Barden, Barden Road, Speldhurst, Royal Tunbridge Wells

Proposal: Two storey side extension built over garage

Decision: Remain neutral – leave to Planning Officer

**TW/02179/TPO/DMD**

Location: 1 Upton Quarry, Langton Green, Royal Tunbridge Wells

Proposal: LIME (T1) – reduce height by 20%, raise canopy to 5m, reduce lateral branches by 3m

Decision: Remain neutral – leave to Tree Officer

**TW/02147/HOUSE/NR2**

Location: 21 Northfields, Speldhurst, Royal Tunbridge Wells

Proposal: Demolition of existing single-storey rear extension; Construct two-storey side extension, single and two-storey rear extensions; Dormer at rear

Decision: Remain neutral – leave to Planning Officer

**7. Items for Information:**

**TPO:** The clerk was asked to find out how a TPO can be requested

**Pixie Cottage, Homewood Road:** The clerk was asked to enquire where the boundary for the new dwelling is because a five bar gate appears to have been installed beyond its limit.

**St Mary's Church wall, Speldhurst:** it was noted that vegetation is again growing out of the wall and the clerk was asked to remind the warden that this was to be regularly maintained.

The date of the next meeting will be Wednesday 28<sup>th</sup> August and Cllr Mrs Hull will chair in the absence of Cllr Langridge.

There being no further business the meeting closed at 8.30pm

Chairman