

MINUTES OF THE MEETING OF STAPLEHURST PARISH COUNCIL
PLANNING COMMITTEE
held at Staplehurst Village Centre on
Monday 16th February 2015 at 7.00 p.m.

PRESENT: Councillors Ashby, Buller, Green, Kemp and Spearink. Ex Officio: Chairman Silkin and Vice Chairman Burnham who was in the chair.
Parish Clerk: Mr. M J Westwood

APOLOGIES: Councillors Butcher, Gosling and Kelly whose apologies were accepted.

APPROVAL OF PLANNING COMMITTEE MINUTES: Minute Pages 1195P-1197P of 2nd February 2015 were approved, signed by Councillor Burnham and made available at http://www.staplehurstvillage.org.uk/minutes_of_the_last_meetings.aspx.

URGENT ITEM: Councillors agreed to take one item of urgent business relating to 14/505924, 2 Pinnock Lane, New Description and Amended Plan.

COUNCILLOR DECLARATIONS:

1. Declarations of Lobbying – Councillor Buller declared she had been lobbied about 14/506405.
2. Declarations of Changes to the Register of Interests – none declared.
3. Declarations of Interest in Items on the Agenda – Councillors Buller and Burnham declared an interest as patients at the property relating to 15/500410. Councillor Burnham declared he knew a neighbour of the property relating to 15/500628. Councillor Green declared an interest as former owner of the property relating to 15/500613. None of the interests were deemed prejudicial to discussion.
4. Requests for Dispensation – none requested.

URGENT ITEM:

14/505924 **2 Pinnock Lane TN12 ONP** – Changes to front elevation (including new pitched roof to existing front elevation). New Description and Amended Plan. Councillors noted that the garage had been removed from the application following comments by Southern Water and agreed nem con that this did not alter their previous recommendation of No Objection.

CERTIFICATE OF LAWFUL DEVELOPMENT: (for noting)

14/506405 **Unit 2 Honeycrest Industrial Park, Lodge Road TN12 ORX** – An application for a Certificate of Lawful Development for a proposed use being the carrying out of MOT testing. Noted by councillors.

FULL PLANNING APPLICATION: (for recommendation)

15/500410 **Forge House and Maxteds, High Street TN12 OAG** – Change of Use from A2 to D1 including associated internal and external alterations. Councillors voted nem con to recommend APPROVAL to the MBC Planning Officer.

15/500613 **1 Snappgate Cottages, Five Oak Lane TN12 OHU** – Erection of single storey side extension. Councillors voted nem con to recommend APPROVAL to the MBC Planning Officer.

- 15/500628 **9 Hurst Close TN12 OBX** – Two storey side extension, single storey rear extension, porch roof, sun tubes and log burner flue. Councillors noted an objection had been lodged with MBC, which included observations that documentation did not show a neighbouring conservatory, was not clear about the siting of the party wall and was being revised. Councillors themselves felt that the submitted plans were insufficient to allow proper consideration and they would wish to see more detailed ones as and when produced.
- 15/500736 **Singleton, Station Road TN12 OQG** – Single storey side extension. Councillors voted nem con to recommend APPROVAL to the MBC Planning Officer.

PRIOR NOTIFICATION: (for noting)

- 15/500421 **18 Fletcher Road TN12 OLP** – Prior Notification for a proposed single storey rear extension – WITHDRAWN by Applicant. Noted by councillors.

TREE WORKS: (for comment)

- 15/500700 **The Bungalow, Lindridge Lane TN12 OJJ** – Required reduction of 10x multi-stem coppice third party trees. This will involve section felling up to 50% of the front leaning stems back to the coppice. Councillors voted nem con to recommend APPROVAL to the MBC Planning Officer.

REPORTED DECISIONS: (for noting)

- 14/504867 **Gresham House, Station Road** – Conversion of attic space to provide additional 2 bedrooms/ensuite accommodation, including installation of three front dormers and one rear dormer MBC GRANTED with 4 Conditions. SPC had recommended Refusal (Min 1193P). Noted by councillors.
- 14/505078 **Henhurst Farm, Pinnock Lane** - Extension to existing farm shop MBC Granted with 9 conditions. SPC had recommended Approval (Min 1188P). Noted by councillors.
- 14/506145 **Green Court** – Conversion of outbuilding to residential annexe MBC GRANTED with 6 conditions. SPC had recommended Refusal (Min 1193P). Noted by councillors.
- 14/506146 **Green Court, High Street** – Application for Listed Building Consent for the conversion of outbuilding to residential annexe MBC GRANTED with 4 conditions. SPC had recommended Refusal (Min 1193P). Noted by councillors.

Chairman.....

PUBLIC FORUM – Before the meeting the applicant of 15/500410 spoke of the benefits that would arise from the proposals including a new ground floor dental surgery and an internal staircase to the first floor. A resident spoke in support of 14/506405.