

**MINUTES OF A MEETING OF EAST PECKHAM PARISH COUNCILS PLANNING COMMITTEE HELD IN THE SALVATION ARMY HALL ON MONDAY, 07 FEBRUARY 05 AT 1930 HOURS**

**PRESENT:** Cllrs. Bearman, Boyle, Crawford, Cresswell (Chairman), Mrs Cresswell, Gardner, Poole, Shead, Street & Whiteside

**ALSO PRESENT:** Mrs K Bell (Clerk)

**1. DECLARATIONS OF INTERESTS**

There were none

**2. PLANNING COMMITTEE**

**a. Minutes**

The minutes of the meeting held on 10 January 05, which had been copied to members, were agreed and signed as a true record of the proceedings.

**b. Matters Arising not covered elsewhere on the agenda**

**Minute 6b, Consultation Conference with Parish & Town Councils – 18 February 05**

It was reported that despite trying to get two places allocated for the conference only one place was available and Cllrs Poole and Mrs Cresswell have both expressed an interest in attending. **Need to decide who is to attend.**

**Minute 11, Public Exhibition at Tonbridge**

It was reported that a response had been received from the EA in which their disappointment was expressed that the Parish Council and individual councillors missed the announcements in the local newspapers and on the local radio stations. Confirmation was also received that the PC was not formally invited to attend. The Clerk confirmed that she had replied stating that the PC is finding itself increasingly being left out of the communications loop, that the response was flippant and that in future the PC receives advance notification on any issue affecting the village.

**3. PLANNING APPLICATIONS**

**a. To receive information from TMBC**

It was reported that an email had been received from a Planning Officer critical of the PCs concerns regarding further development within areas at risk of flooding. The email appeared to suggest that the PCs comments were inappropriate and out of date. The Clerk confirmed that she had written to the Director of Planning & Engineering Services seeking clarification and reassurance that the PCs comments would be taken into account in the determination of planning applications.

b. **RESOLVED** to comment as follows to TMBC:

**TM/04/03590/FL** Above ground LPG installation on Petrol Filling Station (previously approved under ref: TM/04/01561/FL) and new external mains cupboard building at Land West of Boyle Way and East of Branbridges Road, East Peckham  
Note: Additional information received showing external mains cupboard details and a revised site plan showing location of external mains cupboard.

**TM/04/03704/FL** Two storey side extension and extension to garage at 44 Golding Gardens, East Peckham  
Note: Amended description

**TM/04/04275/FL** Rear extension (retrospective) – part resubmission of planning permission ref: TM/03/01749/FL (detached double garage and retention of existing extension) at 2 Millstream Cottages, 217 Tonbridge Road, East Peckham

**TM/04/04329/FL** Demolition of existing extension and garage. New 2 story side/rear extension to provide larger kitchen, garage and two bedrooms at Little Brooklyn, 40 Chidley Cross Road, East Peckham  
Note: Revised plans received showing reduced width of side extension

**TM/05/00036/RD** Details of wood burning stove submitted pursuant to condition 2 of planning permission ref: TM/04/02536/FL (infill of lodge plus new outbuildings and insertion of wood burning stove and flue pipe) at the Threshing Barn, Hale Street, East Peckham.

**TM/05/00115/FL** Swimming pool at Field House, 2 Grove Close, Hadlow

**TM/05/00258/FL** First floor rear extension at 35 Old Road, East Peckham

- TM/05/00259/LB** Installation of electric aga with flue/vent through external wall and removal of internal partition, ceiling lining and pipe casings at Oaklands Farmhouse, 258 Tonbridge Road, East Peckham
- TM/05/00260/FL** Construction of round pen for the private training of horses at Crowhurst Hop Farm, Bullen Lane, East Peckham
- TM/05/00269/FL** Proposed two-storey side and rear extension at 26 Orchard Road, East Peckham
- TM/05/00310/LDCP** Lawful development certificate proposed: Loft Conversion at 40 Old Road, East Peckham

## 5. Planning Decisions

It was reported that **TMBC HAD GRANTED** permission for the following

- TM/04/03599/FL** Part single/part two storey rear extension including demolition of existing extension and side porch at 134 Bush Road, East Peckham. PC agreed.
- TM/04/03084/FL** New single storey rear extension to form kitchen and link together with internal alterations to existing oak shed at 142 Hale Street, East Peckham. PC agreed.

It was reported that **TMBC HAD GRANTED LB CONSENT** for the following:

- TM/04/03604/LB** Part single/part two storey rear extension including demolition of existing extension and side porch at 134 Bush Road, East Peckham. PC agreed.
- TM/04/03078/LB** New single storey rear extension to form kitchen and link together with internal alterations to existing oak shed at 142 Hale Street, East Peckham. PC agreed.

It was reported that **TMBC HAD APPROVED** the following:

**TM/04/03161/RD** Details of external materials submitted pursuant to condition 2 of TM/99/02180/FL (erection of building for storage of vintage vehicles) at Forge Fate Farmhouse, Tonbridge Road, Mereworth. PC agreed.

It was reported that **TMBC HAD GRANTED EXPRESS CONSENT** for the following:

**TM/04/01329/AT** One double-sided pole mounted advertising display unit (internally illuminated) at Foreman Bros Ltd, 2 Hale Street, East Peckham. PC agreed subject to conditions.

It was reported that **TMBC HAD GRANTED CONSENT** for the following:

**TM/04/04063/TPOC** Reduce by 20% reshape one Horse Chestnut tree (TPO ref 12.13.06) at Addlestead House, 49 Tonbridge Road, East Peckham. PC agreed.

**6. TMBC:**

(i) **Minutes of the Joint Transportation Board held on 06 December 04** – Noted and passed to Cllr Mrs Cresswell

(ii) **Planning Enforcement Investigation at 32 Pound Road, East Peckham:**

It was reported that a resident had drawn attention to the conversion of part of the building to fridge and freezer units. As the issues were outside the PCs remit the Clerk had forward the complaint to TMBC who were in the process of investigating whether there had been a breach of planning control.

**7. KCC: Community Involvement in the Kent Minerals & Waste Development Framework:** To receive information & completion of questionnaire

Info passed to David Boyle

**8. SE England Regional Assembly: The SE Plan Consultation Draft** To receive information

Info passed to David Boyle

**Additional information received consisting of:**

From SE England Regional Assembly leaflets (distributed to members) and a resource pack

From KCC details of their consultation process together with a list of public meetings (copied to members)

9. **Arnolds Lodge Landfill, Hale Street, East Peckham:** To receive information  
It was reported that TMBC had been consulted about an application for a landfill permit at Arnolds Lodge Landfill, Hale Street, East Peckham and that TMBC had no objection to the grant of a Pollution Prevention and Control Landfill Permit subject to similar controls as are currently exercised through the Waste management Licence. Borough Council Members requested that officers ask the EA if they would consult with the PC although they were not legally obliged to do so. The Clerk had written to the EA asking why we were not notified and requesting that if future we are consulted.
10. **Allotments: Relocation of existing meter at 16A Russett Road  
MK Water have confirmed that**
- **Existing meter identified for replacement due to its age.**
  - Under the water meter replacement programme MK Water would replace the meter with a new meter of similar capacity in the existing location.
  - To relocate the meter to the footpath would cost £282.59 incl
  - The new meter could be installed in the existing chamber and as a result the garden of 16a Russett Road would not be excavated nor surfaces disturbed
  - Should the meter be relocated to the footpath it may be necessary to excavate the existing chamber within the garden to enable the pipe work to be bridged through.
  - The redundant meter would be removed.
  - No record of the discussion with the contractor and Mrs Bourne or of the alternative solution, which was discussed on site.

Obtaining further information from Mrs Bourne and have asked MK Water to clarify what the charge of £282.59 would be in respect of. I.e. is this simply the relocation costs as they have already indicated that the meter would be replaced at their cost.

11. **Planning & Transportation Matters for Future Discussion**
12. **Date & time of next meeting: 07 March 05 @ 1930 hours**

There being no additional business, the meeting closed at xx.xx p.m.