

MINUTES OF A MEETING OF THE PARISH COUNCILS PLANNING COMMITTEE HELD IN THE METHODIST OLD CHURCH HALL ON MONDAY 04 OCTOBER 2010 AT 19.30 HOURS

PRESENT: Cllrs: Mrs. L. Baseden, P. Crawford, J. Crowley, Mrs. L. Picknett, D. Poole (Chairman) & P. Street

ALSO PRESENT: Mrs. K Bell (Clerk)

APOLOGIES: Cllrs. W. Gress, Mrs. P. Graham, Mrs. J. Macdonald

In the absence of Cllr. Mrs. Macdonald it was **RESOLVED** that the meeting be chaired by Cllr. Poole. Cllr. Poole opened the meeting and welcomed all present.

1. **Declarations of Interest:** Cllr. Mrs. Baseden declared an interest in planning application TM/08/03739/FL and item 5e.

2. **Minutes**

a) The minutes of the meetings held on 06 September 2010 and 20 September 2010 which had been copied to members were **APPROVED** and signed as a correct record of those proceedings.

b) **Matters Arising**

Minute 6d, East Peckham Character Area Appraisal: Report of Meeting held on 25 August 2010

It was reported that Cllrs. Poole and Mrs Graham together with the Clerk had attended the recent walkabout and that a workshop was due to be held on 07 October 2010.

3. **Planning Applications**

RESOLVED to comment as follows to TMBC:

TM/08/03739/FL

Erection of agricultural polytunnels covered with clear plastic sheeting, to include rotational tunnels and successive tunnels with no more than 165 ha (30%) of the landholding covered with tunnels in any one calendar year at Barons Place Farm, Seven Mile Lane, Mereworth

Note: Submission of the following:

- **Amendments to site/location plan**
- **Amendments to extent and location of polytunnels**
- **Revised planning statement, design and access statement and management plan**
- **Submission of landscape and visual impact statement, flood risk assessment and economics statements**

It was reported that TMBC had extended the consultation period into the New Year in order to commission independent specialist advice both on the submitted landscape and visual impact assessment and on the economic reports submitted in support of the proposal. Following a discussion, it was:

RESOLVED: That consideration of the planning application would be deferred pending the receipt of additional information.

TM/10/02516/FL

Demolish existing detached garage and store, build two storey side extension with integral garage on footprint of old garage. Single storey porch and front to garage. Square off single storey sun lounge to rear with new shall pitched tiled roof over at 14 Snoll Hatch Road.

NO OBJECTION

TM/10/02460/FL Replacement of original fence and hedge with new 1.8m high boundary fence at 16 Henham Gardens, East Peckham
NO OBJECTION

4. Planning Decisions

It was reported that **TMBC had GRANTED PERMISSION** for the following:

TM/10/01967/FL Single storey rear extension at 32 Fell Mead

It was reported that **TMBC had REFUSED to permit the following:**

TM/10/01425/FL Replacement of render to side/south elevation with UPVC cladding at Forge House, 179 Tonbridge Road

5. TMBC

a) Meeting with TMBC's Planners 06 October

It was reported that TMBC's planners had met with the CEO of the Hop Farm and were keen now to meet with PC representatives to appraise the PC on planning issues. It was noted that the meeting would be held in the Sports Hall meeting room on Wednesday 06 October at 1.30 p.m.

b) Joint Transportation Board

The minutes of the meeting held on 14 June 2010 and the agenda in respect of the meeting held on 20 September 2010 were **RECEIVED AND NOTED**. Attention was drawn to the following:

- The proposed prohibition orders would proceed in respect of Addlestead Road/Snoll Hatch Road and Pound Road/Fell Mead.
- The proposed prohibition order in respect of Orchard Road would be held in abeyance and would be reconsidered if an additional complaint was received from Kent Fire & Rescue.
- The A21 Tonbridge to Pembury dualling scheme had been delayed and would have to be restated forcefully once the results of the comprehensive spending review were known at the end of October.
- The winter service operational policy.

c) Area 2 Planning Committee

The minutes of the meetings held on 23 June 2010 & 04 August 2010 and the agendas in respect of the meetings held on 04 August 2010 & 15 September 2010 were **RECEIVED AND NOTED**.

d) Planning Enforcement: Magpie Bottom Cottage, 313 Bells Farm Road, East Peckham

It was reported that having carried out a further site inspection TMBC had concluded that there may have been a breach of planning control and the matter was subject to further investigation.

e) National dog Fouling Campaign

It was reported that TMBC had been selected as one of 10 partners for the national Keep Britain Tidy dog fouling campaign. As such TMBC would receive billboard, phone box, bus shelter and ad-van campaign advertising over a 4 week period from 20 September 2010. As well as increasing enforcement patrols TMBC would be working with local schools, community groups, parish and town councils to raise awareness of the campaign. It was noted that the campaign was being run in addition to the day to day Cleaner Borough activities, the litter and dog fouling enforcement patrols and the community cleanup activities. A discussion took place regarding the increase in dog fouling in the village and the merits of an East Peckham Dog Control order were briefly discussed. Following a discussion, it was:

RESOLVED: That the matter would be discussed at a future meeting.

7. **Kent Highway Services**

a) **Update:** It was reported that a recent update had not been received.

b) **New referrals to KHS**

Following a discussion, it was:

RESOLVED: That the following issues would be referred to KHS

- Pothole on Tonbridge Road between Stonepit Cottages and Riverside Farm
- Delamination on the approach to Somerfield Roundabout
- Overgrown hedges at 102 Pound Road, Old Well House, 147 Hale Street and at Brookside turning and Roundabout.
- Missing bollards at Old Church Lane and at Brookside Roundabout.
- Oak tree on KHS land at 108 Court Lodge Cottages, Old Church Lane was in a dangerous condition and required felling.

c) **Second Kent Rail Summit**

It was reported that there would be a Second Kent Rail Summit on 21 October 2010 between 6.00 p.m. – 7.30 p.m.

d) **Parish Liaison**

It was reported that there would be a parish liaison meeting on 07 October 2010 at 10.00 a.m. in the Sports Hall Meeting room.

e) **Snow Emergency**

It was reported that KHS might be able to supply a jumbo bag of salt/grit in the event of a snow emergency. It was agreed that the salt/grit if provided would be stored in the Pound Road sandbag container.

f) **Parish Seminar**

It was reported that subject to the agenda being of relevance to East Peckham, Cllr. Poole might attend the KHS seminar on 27 October 2010.

8. **KCC: Formal Notice of the Preparation of KCC's Minerals & Waste Core Strategy – Regulation 25 'Issues' Consultation – Commencing 24 September 2010**

It was reported that KCC was preparing a new Minerals and Waste development Framework which would consist of a Core Strategy as well as Mineral Sites Development Plan Document and a Waste Sites Development Plan Document.

9. **KALC**

a) **Transfer of private sewers and drains to water companies**

It was reported that draft regulations had been published by the Government paving the way for privately wondered sewers to be transferred to water and sewerage companies.

b) **New guidance on assessing land for designation as an AONB or National Park**

It was reported that Natural England was inviting all statutory consulters in the case of a new AONB or National Park designation proposal to comment on draft guidance being produced on how landscape is accessed for its suitability for designation.

10. Village Tree and Bulb Planting

Following a discussion, it was:

RESOLVED: That members would make a list of areas which would benefit from bulb and tree planting. The lists would be forwarded to the Clerk and Cllr. Poole and subsequently considered by the next meeting of the full council.

11. Matters for Future Discussion

Cllr Crowley

Conveyed his apologies in respect of the meetings which would take place on 18 October 2010.

Cllr. Poole

a) EPS Meeting

Reported that he would be attending a forthcoming meeting of the Emergency Planning Society which would be held in Tonbridge.

b) Sports Hall

Requested that the planned renovations and building works be placed on the agenda for discussion at the next meeting of the full council.

c) CCTV

Reported the malfunction of one of the CCTV cameras located at the Sports Hall. It was believed that the equipment may still be covered by guarantee. The Clerk would ascertain the exact installation date of the equipment.

d) Paving Outside the Methodist Church

Reported that it appeared from a recent search of land registry records that Parish Council and Methodist Church shared ownership of the paving. The Parish Council appeared responsible for 6m of paving from the road and the Methodist Church the paving from the door. Following the receipt of land registry records the areas of responsibility would be measured and whilst the Parish Council would carry out work on the land in parish ownership the Methodist Church would be expected to contribute towards the work on the land in their ownership.

12. Urgent Items: There were none

13. Matters for consideration in private: There were none

14. Date of Next Meeting: Confirmed as 18 October 2010 at 19.30 hours

There being no additional business, the meeting closed at 21.30 hours.