

MINUTES of the Meeting of the PLANNING COMMITTEE, held in RICKARDS HALL on Monday 18 July 2022 at 7.30 pm

Present:, Cllrs J Aldridge, S Compton, S McGregor, A Layland (Chairman),
N Lloyd, M McArthur, and S Sumner.

In attendance: Planning Officer no members of the public and no members of the press.

Meeting opened 19.30

1. TO RECEIVE APOLOGIES FOR ABSENCE

Apologies for absence were received, noted, and accepted from Cllr Baker, Cllr Gemmell Smith, Cllr Jennings, Cllr Read and Cllr Todd.

2. DECLARATIONS OF INTERESTS OR PREDETERMINATION

None.

3. PUBLIC QUESTIONS

None.

4. TO RECEIVE, ADOPT AND SIGN THE MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON 27 JUNE 2022

Resolved: the minutes of the Planning Committee held on 27 June 2022 be duly signed by the Committee Chairman as a true and accurate record of the meeting; pages 9744-9747.

5. PLANNING APPLICATIONS TO BE CONSIDERED

5.1 File No: [22/01590/FUL](#)

Site: **Skeynes Park Lingfield Road Edenbridge Kent TN8 5HN 5BD**

Description: Tree house with decking in garden.

Recommendation: *Members supported this application.*

5.2 File No: [22/01280/FUL](#)

Site: **Land South West Of Gaywood Lodge Gaywood Farm Hole Lane Edenbridge Kent TN8 6SL**

Description: Installation of 6no. glamping pods, access, drainage and biodiversity / landscaping works.

Recommendation: *Members objected to this application and would like to repeat their comments from 28 June 22, that the proposal will cause intrusion in the Greenbelt and would have an impact on the aesthetics of the ancient woodland. This is in breach of The National Planning Policy Framework (NPPF) (paragraph 175c1).*

5.3 File No: [22/01277/FUL](#)

Site: **Land North Of Warsop Trading Estate Hever Road Edenbridge Kent TN8 5DJ**

Description: Erection of two storey semi-Independent accommodation for young adults 16+ to 25 short or long term. Associated hard and soft landscaping and parking.

Recommendation: *Members objected to this application and would expect a lot more information on flood protection in this Level 3 High Risk flood area. Members questioned whether this is an appropriate site for the intended use of buildings, as no protection from the river is shown in the application.*

5.4 File No: [22/01398/MMA](#)
Site: **Apex House Main Road Edenbridge Kent TN8 6HZ**
Description: Amendment to 21/03085/FUL.

Recommendation: *Members supported this application.*

5.5 File No: [22/01770/FUL](#)
Site: **Benchmark Cases Unit E Gaywood Farm Hole Lane Edenbridge Kent**
Description: Erection of extension to existing building for B2 purposes.

Recommendation: *Members supported this application.*

5.7 File No: [22/03474/FUL](#)
Site: **Oast Farm Lydens Lane Hever KENT TN8 7EP**
Description: Conversion of redundant Agricultural barns to 6 residential dwelling houses.

Recommendation: *Members supported this application*

5.8 File No: [22/01773/HOUSE](#)
Site: **16 Ridge Way Edenbridge Kent TN8 6AR**
Description: Proposed air source heat pump and associated volumiser.

Recommendation: *Members support this application provided a Noise Assessment is carried out.*

5.9 File No: [22/01836/LBCALT](#)
Site: **Shernden Manor Shernden Lane Marsh Green Edenbridge Kent TN8 5PS**
Description: Application to replace an existing roof light with a dormer window. Insertion of a conservation roof-light to the east elevation. Single storey side extension.

Recommendation: *Members supported this application.*

5.10 File No: [22/01835/LBCALT](#)
Site: **Shernden Manor Shernden Lane Marsh Green Edenbridge Kent TN8 5PS**
Description: Demolition of covered porch. Erection of a single storey rear and side extension. Roof alterations to facilitate new dormer to the rear.

Recommendation: *Members supported this application.*

6. INFORMATION ONLY

Items 6.1 to 6.6 were noted.

7. SDC PLANNING DECISIONS

Items 7.1 to 7.3 in the meeting papers were noted.

8. ANY OTHER PLANNING MATTERS

None

9. CONSULTATIONS

- 9.1 Main Road, Edenbridge - Amendment 33: Speed limit order to introduce a 40-mph buffer zone – closing date 1 August** <http://www.kent.gov.uk/highwaysconsultations>

Noted.

10. OTHER COUNCIL MATTERS

Delegated powers for Council business resolved full Council 04 July 2022 for the summer period

- 10.1 To note: school bus routes S41 to Sevenoaks and TW8 to Tunbridge Wells have been dropped from the schedule by the route operator. A statement has been published on behalf of the Town Council.**

Noted.

- 10.2 Thursday Market: To consider allocating a budget (est. up to £500) to allow entertainment(s) for children during the August market days to attract footfall to the town.**

Resolved: to allow a budget of £500 to allow entertainment(s) for children during the August market days to attract footfall to the town.

11. PRESS RELEASE

None.

12. DATE OF NEXT MEETING – 15 AUGUST 2022

Meeting closed 19.56.