

PADDOCK WOOD TOWN COUNCIL
The Podmore Building, St Andrews Field, St Andrews Road
Paddock Wood, Kent, TN12 6HT
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**MINUTES of the Planning Committee held on Monday 3rd June 2024 at 7.45pm
at the Day Centre Commercial Road**

PRESENT: Cllr D Dray, A Mackie, R Moon, D Sargison and C Williams

IN ATTENDANCE: E Small, Deputy Clerk
Cllr D Kent
Cllr R Atkins (departed after PE2)
Cllr J Thompson (departed after PE2)

APOLOGIES: Cllr N Maari

PE1 DECLARATIONS OF INTEREST: None

PE2 ELECTION OF CHAIRMAN AND VICE CHAIRMAN

a) Cllr C Williams is elected the committee chairman for 2024/25.
Cllr R Moon proposed. Cllr D Sargison seconded. Carried Unanimously

b) Cllr R Moon is elected the committee vice chairman for 2024/25
Cllr C Williams proposed. Cllr A Mackie seconded. Carried Unanimously

PE3 APPROVAL OF MINUTES OF PREVIOUS MEETING

The minutes of the meeting held on Monday 20th May 2024 at 7pm have been APPROVED.

PE4 PLANNING APPLICATIONS FOR CONSIDERATION

None

- Cllr Moon explained the Borough Councillors will get full lists of upcoming planning applications for the entire Borough as they come in and may be helpful for the town council to also have. The Deputy Clerk will investigate this.

PE5 LAWFUL DEVELOPMENTS

Application	Address	Proposal	Comments
24/01320/ LAWPRO	Wayside Cottage Pearsons Green Road Brenchley Tonbridge Kent TN12 7DF	Lawful Development Certificate (Proposed) - Erection of outbuilding	Cllr C Williams proposed, Cllr D Dray seconded: Object on the following: The property is outside the limits to build development. The Town Council is concerned a Lawful Development Certificate should be allowed, under

Signed Committee Chairman:

Date:

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			sections 191 – 193 of the Town and Country Act 1990. The Borough Council should be vigilant that there is not a change of use that warrants full planning permission such as future development of a residential property. Carried Unanimously
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PE6 RESUBMISSIONS OR AMENDMENTS ON PLANNING APPLICATIONS

For information purposes only

Application	Address	Proposal	Comments
24/00046/ FULL	Church Farm And Land Church Road Paddock Wood Tonbridge Kent	Variation of Conditions 8 & 9 of 14/504140/HYBRID - Change wording of Condition 8, so a Closure Report may be submitted post-commencement and change wording of Condition 9 so Verification Reports may be submitted post-occupation. Details to discharge Conditions 8 and 9 in full.	Cllr C Williams proposed, Cllr A Mackie seconded: Town Council strongly oppose the application to reword Conditions 8 and 9. The original application (14/504140/HYBRID) was approved subject to these specific conditions. The conditions were put in place to deal with the contamination, prior to the properties being occupied. The conditions are in place to protect the occupants in this case. Carried Unanimously

PE7 DECISIONS BY TWBC

Application	Address	TWBC Decision	PWTC Comments
24/00504/SUB	The Granary Mascalls Court Road Paddock Wood Tonbridge Kent TN12 6NB – Submission of Details in Relation to Condition 3 - (Window details) of 23/02982/LBC	Permitted	N/A
24/00770/FULL	Anderina Queen Street Paddock Wood Tonbridge Kent TN12 6PH – Replacement gate & boundary wall	Permitted	Objected
24/00780/LAWPRO	130 Warrington Road Paddock Wood Tonbridge Kent TN12 6JL – Lawful Development Certificate (Proposed) - Rear single-storey extension.	Permitted	No Objection
24/00783/FULL	13 Station Road Paddock Wood Tonbridge Kent TN12 6AB – Demolition of conservatory and replacement rear/side extension	Permitted	No Objection

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24/00809/FULL	Pearsons Corner Willow Lane Paddock Wood Tonbridge Kent TN12 6NL – Side and rear extensions to garage including replacement and PV solar panels	Permitted	Objected
24/01160/NMAMD	Flat In The Barn Mouse Trap Farm Churn Lane Horsmonden Tonbridge Kent TN12 8HW – Non-Material Amendment in relation to 24/00630/FULL - Amend block plan reference in Conditions 1 & 2	Permitted	N/A

PE8 CHAIRMANS UPDATE

a) Comments on Planning Applications

Town Council need to use more factual and evidential information, in supporting any comments made against planning applications. Main legislation and documents to be looking at are the NPPF, Tunbridge Wells Local Plan and Town and Country Act 1990. These legislations are the framework for national and local development. The deputy clerk will spend some time highlighting sections that support common issues that the Town Council feel they need to raise, when commenting on an application. These will then be available to refer to when proposals are made by committee members.

b) Local Plan Update

+discuss the upcoming hearings dates. From this, Troy Hayes submitted the hearing statements for the first round of hearings to TWBC.

Town Council have confirmed the following council members who will be supporting Troy Hayes at the hearing dates:

June

- Hearing Day 1: Tuesday 18 June 2024 (Morning session 10am to 1pm; afternoon session 2pm to 5pm) – Matter 1 (Green Belt Assessment, Sustainability Appraisal and Local Plan Review) – **Cllr C Williams attending**
- Hearing Day 2: Wednesday 19 June 2024 (Morning session 9.30am to 1pm; afternoon session 2pm to 5pm) – Matter 3 (The Strategy of Tudeley Village) – **Deputy Clerk E Small attending**
- Hearing Day 3: Thursday 20 June 2024 (Morning session 9.30am to 1pm; afternoon session 2pm to 5pm) – Matter 8 (Meeting Housing Needs) – **Cllr R Moon attending**

July

- Hearing Day 4: Tuesday 16 July 2024 (Morning session 10am to 1pm; afternoon session 2pm to 5pm) – Matter 4 (The Strategy for Paddock Wood) – **Cllr C Williams attending**
- Hearing Day 5: Wednesday 17 July 2024 (Morning session 9.30am to 1pm; afternoon session 2pm to 5pm)- Matter 7 (Highways Infrastructure) and Matter 9 (Other Matters) – **Cllr C Williams attending**

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- Hearing Day 6: Thursday 18 July 2024 (Morning session 9.30am to 1pm; Reserve session (if needed) afternoon 2pm to 5pm) – Matter 9 (Other Matters/Round Up Session and recap on Main Modifications necessary etc) - **TBC (either Cllr A Mackie or Cllr C Williams)**.

PE9 DATE OF NEXT MEETING

The next meeting will take place at 7pm on Monday 17th June 2024 in the Day Centre, Commercial Road, Paddock Wood

Meeting closed at 8:45pm

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