



Local Government for Langton Green, Speldhurst, Ashurst and Old Groombridge

**Minutes of an Online Planning Committee Meeting held at 7.30pm on  
Wednesday 9th September 2020  
Applications for Consideration and Discussion via Electronic Communication**

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**MEMBERS PRESENT**

Cllrs Rajah (Chairman), Barrington-Johnson, Scarbrough, Rowe, Turner and Langridge.

**OFFICERS PRESENT**

Mrs Kate Harman – Assistant Clerk and Mrs Catherine Barratt – Admin Assistant

**MEMBERS OF THE PUBLIC PRESENT**

There were no members of the public present.

**1. Welcome by the Chairman**

The Chairman welcomed everyone to the meeting.

**2. To enquire if anyone intends to record the meeting**

No one present intended to record the meeting.

**3. To receive and approve apologies and reasons for absence**

Apologies were received from Cllr Ellery – family commitments.

**4. Disclosures of Interests**

There were none.

**5. Declarations of Lobbying**

There were none.

**6. Minutes**

**RESOLVED** That the minutes of the Planning Committee meetings held on 5<sup>th</sup> August 2020 be approved as a correct record and signed by the Chairman.

**7. Matters Arising**

The Assistant Clerk asked members if they had any comments to make regarding an email from the resident of 75 The Boundary and it was agreed to leave the matter to the Amenities

committee.

**8. Public Open Session**

There were no members of the public present.

**9. Planning Appeals**

There were none.

**10. Government Consultations on reforming the Planning systems**

This item was discussed after the planning applications were considered. It was agreed that the information provided regarding the reforms was extremely complex and members wanted to wait until further clarification had been received from TWBC and NALC before responding to the consultations. The Assistant Clerk was asked to contact Ellen Gilbert, Senior Planning Officer who was dealing with the Draft Local Plan for clarification on the implications for Speldhurst parish. It was agreed that Cllr Rajah would request delegated authority from Full Council at the October meeting to respond to the consultations on the council's behalf.

**11. Planning applications for discussion and decision**

**20/01977/TPO**

Location: 34 Asher Reeds, Langton Green, Tunbridge Wells, Kent TN3 0AR

Proposal: Trees: Ash – Fell; Oak – 4m crown lift; Ash – Pollard to growth point below decay; Ash – Remove dead branch.

Decision: We do not object to the crown lift or the pollarding but request that the felling is justified. In the event it is decided to fell, we would wish to see a replacement tree planted of the same species.

**20/02121/FULL**

Location: Perugia, Ewehurst Lane, Speldhurst, Tunbridge Wells, Kent TN3 0JX

Proposal: Replacement and enlargement of ground floor rear extension; small first floor extension with the addition of two rooflights to the existing first floor stairwell and a new window on the ground floor of the existing building.

Decision: Remain neutral, leave to Planning Officer.

**20/01938/FULL**

Location: 36 Farnham Lane, Langton Green, Tunbridge Wells, Kent TN3 0DQ

Proposal: Porch extension over garage; Rear extension and change of material to front elevations.

Decision: Remain neutral, leave to Planning Officer.

**20/01997/FULL**

Location: Spire Tunbridge Wells Hospital, Fordcombe Road, Fordcombe, Royal Tunbridge Wells, Kent TN3 0RD

Proposal: Installation of a temporary Portakabin building to be used as COVID-19 testing unit (retrospective).

Decision: Remain neutral, leave to Planning Officer.

**20/02091/FULL**

Location: Larkins, Broom Park, Broom Lane, Langton Green, Royal Tunbridge Wells, Kent TN3 0RF

Proposal: Garage conversion; addition of and changes to fenestration; internal alterations.

Decision: Remain neutral, leave to Planning Officer.

**20/02131/FULL**

Location: 78 Dornden Drive, Langton Green, Tunbridge Wells, Kent TN3 0AJ

Proposal: Proposed front/side infill and rear extensions including new porch.

Decision: Remain neutral, leave to Planning Officer. Please note that councillors were unable to see a Planning site notice in the vicinity.

**20/02214/TPO**

Location: Land Adjacent to Paveys, Speldhurst Road, Langton Green, Kent TN3 0JN

Proposal: Trees: Oak (T2) – Reduce lateral branches overhanging road by 2 metres.

Decision: Remain neutral, leave to Tree Officer.

**20/02213/TPO**

Location: 18 Roopers, Speldhurst, Tunbridge Wells, Kent TN3 0QL

Proposal: Trees: Scarlet Oak (T116) – reduce the lateral branches overhanging the garden of 18 Roopers by 3 metres.

Decision: Remain neutral, leave to Tree Officer.

**20/02118/TPO**

Location: 23 Hither Chantlers, Langton Green, Royal Tunbridge Wells, Kent TN3 0BL

Proposal: Trees: Beech tree – reduce the rear section (moving stem) by up to 50% and brace the remaining section.

Decision: Remain neutral, leave to Tree Officer.

**20/02283/LBC**

Location: 2 Orchard Cottages, Ashurst Hill, Ashurst, Tunbridge Wells, Kent TN3 9<sup>TH</sup>

Proposal: Listed Building Consent: Single storey rear extension and enlargement of an internal first floor bathroom.

Decision: Remain neutral, leave to Conservation Officer.

**20/02282/FULL**

Location: 2 Orchard Cottages, Ashurst Hill, Ashurst, Tunbridge Wells, Kent TN3 9<sup>TH</sup>

Proposal: Single storey rear extension and enlargement of an internal first floor bathroom.

Decision: Remain neutral, leave to Planning Officer.

**12. Compliance Issues**

18 Dornden Drive, new frontage – the Assistant Clerk had reported the matter to TWBC Enforcement who were investigating and would report back.

Little Mallett, encroachment onto KCC Highways land – KCC Highways were investigating the matter and would report back to the Assistant Clerk.

**13. TWBC Draft Local Plan**

This matter had been discussed at the Full Council meeting on Monday 7<sup>th</sup> September.

**14. Items for Information**

- The Assistant Clerk asked members to let her know if they wished to attend the NALC Planning White Paper event on 18<sup>th</sup> September, details of which had been circulated.
- Cllr Rowe asked the Assistant Clerk to confirm when the deadline for the Statement of Community Involvement was and if the parish council receives a copy of the final document.

**15. Dates of future meetings**

Wednesday 16<sup>th</sup> September at 7.30pm – to discuss 5 Homewood Road 20/01775/FULL.

Wednesday 30<sup>th</sup> September at 7.30pm

Wednesday 21<sup>st</sup> October at 7.30pm.

Going forward councillors agreed it would be useful to hold planning committee meetings on the Wednesday ten days before Full Council meetings. This would enable any matters requiring a decision to be included on the Full Council agenda.

**There being nothing further to discuss, the meeting finished at 8.35pm.**

Chairman