

HADLOW PARISH COUNCIL

Minutes of the virtual meeting of Planning & Environment Committee duly convened
and held on

Tuesday 30 June 2020 at 7.30pm

Present: Cllrs M Harvey (Chair), E Bright, N Collins, D Carey, J Massy, R Morley,
J Newman, S Richardson

Also in attendance: M Stepkowski (Parish Clerk)

3498 To receive apologies, reasons and approval of absences

TMBC Cllrs Anderson, Sergison, Rogers & KCC Cllr Balfour

It was noted that Cllr Massy would join the meeting late due to other commitments.

3499 To receive declarations of interests

Cllr Newman declared an interest re planning application TM/20/01148/LB

3500 To receive an update on progress of resolutions from the last meeting 25/02/20 not on the current agenda.

It was noted that due to Coronavirus there had been no meeting of committee between March and May end. No updates on progress were noted.

3501 New applications, amended applications and plans for comment (List 'B's)

- **TM/20/01193/FL** – Proposed three detached dwellings with double garages. Land between Birchfield and Mid Kent Nurseries, Ashes Lane, Hadlow.

HPC Object to this application on the grounds that it represents inappropriate development within the green belt and the applicant has not demonstrated any acceptable special circumstances to justify why the Green Belt guidelines should be exempted.

- **TM/20/01195/TPOC** – T1, T3, T5 and T7 Silver Birch to fell and T2, T4 and T6 Silver Birch to reduce by 1.5m. 11 Monypenny Close, Hadlow, TN110LG **HPC**

HPC Object to this application. The trees were planted as replacements for existing poplars under a TPO Condition, which preceded the installation of the current decking. HPC also notes that no planning consent for the decking appears to have been applied for or granted.

- **TM/20/01148/LB** – Creation of a new opening from the living room into the kitchen; closure of the existing door between the hallway and the living room and replacement of the existing cupboard door with a bookcase door. Barnes Street House, Three Elm Lane, Golden Green, TN11 0LB

HPC Agreed.

- **TM/20/01176/FL** – Single storey rear extension, part new, part replacement conservatory. Afalon, 19 Hadlow Park, Hadlow, TN11 0HY.

HPC Agreed.

3502 Planning applications: results (List D's), out of area/comment & planning enforcements

Noted.

3503 TMBC & KCC matters:

Planning Application **TM/20/00597/FL**; concerns expressed by a neighbour as to the Council's approach to the application had been noted. The Clerk had responded to the correspondence confirming that Council had considered the application in accordance with procedures and it was not Council policy to contact affected parties to any application, however all residents responses posted on the TMBC Planning website were always considered before Council commented as a local consultee.

Tonbridge & Malling Local Plan Examination Hearing Dates – these were noted and it was agreed Cllrs Harvey, Carey and Massy would meet to review hearing requirements and if appropriate draft Council's response and submit application to attend the hearing.

3504 Non-planning issues:

a) **Community Minibuses** – Insurance renewal is end of July and renewal invoice received from Came & Company.

b) **Trees** – Quotes for all works have been accepted.

(Cllr Massy joined the meeting)

c) **COVID** – Risk assessments for all amenities are being completed and notices to be placed on all sites to update the public in addition to Council website and face book page. The risk assessment for Williams Field and Signpost Field playgrounds had been completed in line with government guidelines. Unfortunately, risks could not be minimised in both playgrounds in line with government guidelines and key principles so would therefore remain closed. There were too many concerns raised about user safety, hygiene and cleanliness relating to both users and equipment.

d) **Play areas** – Safety checks on play equipment had continued on a weekly basis throughout Coronavirus despite the playgrounds being closed and parts had been received in order that repairs and maintenance could continue in line with items noted in the Play Inspection Company reports.

Kent Buccaneers – a request for dug outs had been received and Council to consider the matter in full at July Council meeting. The Clerk confirmed that 'Fields In Trust' had no objections. The team had been advised to seek planning guidance and were having drawings drafted for Council consideration. Members suggested thought be given to the teams now being charged to use the field and a reinstatement reserve set up.

e) **Hadlow Village Hall** – Chair of Council, Cllr Harvey, the Clerk and Mr Carey from Mason Carey Surveyors had met with members of the Village Hall Management Committee (VHMC), (Caroline Anderson, John Clarke, Jo Stacey) to discuss the findings of the recent Building Condition Report and the Committee’s priority works schedule. It had been agreed that Council would in conjunction with the VHMC gain roofing quotes for comparison and the first contractor was due at site this Wednesday. The Council were pleased to support the VHMC in gaining quotes for urgent works but had made it clear that they would not be able to assist financially. Minutes of the meeting would be emailed to all Councillors and available at the parish office.

There being no further business the meeting closed at 20.38

Date of next meeting: Tuesday 28 July 2020 at 7.30pm location tba depending on COVID-19 Government guidelines

Signed

Date