

HADLOW PARISH COUNCIL

**Minutes of the Meeting of Planning & Environment Committee duly convened and held
on**

On Tuesday 19 November 2024 at 7.30pm in Parish Office

Committee Members Present: Cllrs O Baldock (Chairman), E Bright, N Collins, M Harvey

Also in attendance: M Stepkowski (Parish Clerk & Minute Taker), TMBC Cllr J Lark

3816 Apologies & reasons for absence.

Cllr's D Carey, J Newman, J Massy, So'Shea. Proposed Cllr Baldock, seconded Cllr Collins and carried unanimously.

Other apologies noted: KCC Cllr Hudson & TMBC Cllr Crisp

3817 To receive declarations of interest.

None.

3818 To receive an update on progress of resolutions & matters from the last meeting not on current agenda.

Minute 3814 f) St Mary's Churchyard: The Clerk confirmed the position with regards to the questions asked at the previous meeting:

- Check to see if listed – Confirmed Listed Railings and Entrance in Conservation Area
- Clerk to contact TMBC Planning department to seek advice and submit any necessary applications – Drawings and Specifications required therefore await contractor return from holiday in order that the plans may be drawn up and submitted with planning application.
- Report back to Committee and once the position clear contact the Church Wardens and if necessary, request a faculty – The Vicar and Diocese aware of the project and agree to the steel posts in principle but also await specifications.

3819 TMBC & KCC Matters.

No report as items of interest already on the agenda.

3820 New applications, amended applications and plans for comment (list B's).

- **24/01758/PA** - Tree Notification Conservation Area: Magnolia Tree: removal of one of the branches/limbs (not removal of the whole tree) which is overhanging over current kitchen to enable kitchen extension, where planning permission has been granted already. The Victorian House, High Street, Hadlow, TN11 0EF.

HPC no objection

- **24/01766/PA**- Non-Material Amendment to planning permission 23/01015/FL to put in collar ties and replace whole roof including insulation, rebuild the chimney stack to the ground, change entry doorway to the kitchen and replace back door with bi-fold doors. 19, The Freehold, Hadlow, Tonbridge, TN11 0ES.

HPC no objection

- **24/01777/PA** Tree Preservation Order Consent: 1 x mature Common lime (applicant reference T1) cuts to be made to secondary growth points maintaining shape and form. Reduce crown back to previous pruning points, effectively 3-4m reduction in height and radial spread. Thin internal crown by approx. 15-20% to reduce dense appearance of tree crown and increase airflow and light levels through canopy. Lift low crown all round to approx. 3.5m above ground to an even level. Remove major dead wood. Tree standing at boundary to rear of outbuilding In G1 of TPO. The Hermitage, Tonbridge Road, Hadlow, Tonbridge, TN11 0AS.

HPC no objection

- **24/01803/PA** Tree Notification Conservation Area - T1 Ivy covered Eucalyptus on rear boundary, reduce all growth down to approximately 1.5m below top of Ivy and reduce ivy overall tree framework maintaining shape and form. T2 Acer negundo (Box elder) next to garage, re-reduce crown back to the vicinity of previous pruning points removing approx. 1 - 1.5 m of regrowth, reduce branches growing over neighbour's property by approximately 2m to minimise issues of encroachment. ensure final reduction achieves adequate clearance from main property and roof of garage. T3 Mature silver birch on left-hand side of rear garden, re-reduce crown back to the vicinity of previous pruning points removing approx. 1 - 1.5 m of regrowth- Ensure final reduction achieves adequate clearance from main property and roof. Reasons for works: Prudent tree management. 30, The Freehold, Hadlow, TN11 0ES.

HPC no objection

- **24/01732/PA** Listed Building - Installation of 12 new timber windows, replacing existing windows on a like for like basis. Bourne Grange Oast East, Carpenters Lane, Hadlow, TN110EJ.

HPC no objection

- **24/01671/PA** Listed Building – Retrospective application to insert a cat flap into a bathroom window. Flat 24, The Maltings, Carpenters Lane, Hadlow, TN110DQ.

HPC no objection

3821 Planning applications: results (List D's) out of area/comment & planning enforcements for noting.

Council representative at the next TMBC Parish Partnership Panel meeting to raise the issue of List D's; before the Boroughs change to new system these were automatically sent to Parish Councils; members wish to know why this has not continued.

3822 Non-planning issues.

- a) Cemetery Extension Project: update – Clerk met with Surveyor to discuss the updated designs and costs. A tender document was to be produced and sent out to identified contractors. Members made aware of the 24 July 2024 government guidance on protecting groundwater from human burials. After reading the guidance it was concluded that the cemetery extension having received planning approval before 2 October 2023 and therefore were exempt from the new proposed legislation.
- b) Building Repairs: to establish a maintenance programme for 2025/26 – it was agreed that TMBC Cllr Lark whose profession had been Property Maintenance Management would complete a land and buildings maintenance assessment with the Clerk in order that a cost forecast could be drawn up. Assessment planned for January 2025.
- c) Court Lane: Concerns over speeding and Council asked by KCC whether they wish the matter to be added to the Parish Council Highways Improvement Plan – to discuss ahead of full Council – The matter was addressed at HPC November however additional thoughts were that if the Dandara planning application was successful then Dandara should bear the costs in moving the current 30mph sign up to the crossroads and/or change that speed to 20mph. It was not a matter for the Highways Improvement Plan to which Council would bear the costs particularly in light of the recent traffic reports confirming that speeding through the area was minimal.

There being no further business the meeting closed at 19:53 hrs.

Date of next meeting: Tuesday 17 December 2024 at 7.30pm at Old School Hall.

Signed

Date