

CRANBROOK & SISSINGHURST PARISH COUNCIL
MINUTES OF THE PLANNING & PRESERVATION COMMITTEE
HELD ON THE 6th FEBRUARY 2018

Declaration of Interests, Dispensations, Predetermination or Lobbying:

Members are required to declare any interests, dispensations, predetermination or lobbying on items on this agenda. Members are reminded that changes to the Register of Interests should be notified to the Clerk.

Present: Cllr. Bunyan (in the Chair), Cllrs. Cook, Fermor, Smith, Veitch (in part) & Warne.

All Members reported that they had received an email from a fellow councillor regarding application 17/04094/FULL and declared they had been lobbied on the application. They voiced concern that the Councillor responsible also appeared to have a financial interest in the application and agreed to disregard the email.

PLANNING APPLICATIONS:

18/00064/FULL

Greenways, Goudhurst Road, Cranbrook, Kent, TN17 2PX
Erection of a two-storey side extension

The Parish Council recommends APPROVAL.

Proposed by Cllr. Cook, seconded by Cllr. Fermor and agreed.

17/04094/FULL

Oak Tree Farm, The Common, Sissinghurst, Cranbrook, TN17 2HU
Erection of outbuilding (pole barn) (Retrospective).

The Parish Council made a NEUTRAL recommendation, deferring the decision to the Planning Authority. Members voiced concern at the potential level of future commercial activity and the location of the pole barn on the site.

Proposed by Cllr. Smith, seconded by Cllr. Warne and agreed.

18/00059/FULL

Ash House, 2 Rope Walk, Cranbrook, Kent, TN17 3DZ
First floor rear extension and ground floor side bay window extension. Erection of garden room and log store to replace garage and shed

The Parish Council recommends APPROVAL.

Proposed by Cllr. Fermor, seconded by Cllr. Bunyan and agreed.

17/04293/FULL

Chapel Farm, Chapel Lane, Sissinghurst, Cranbrook, Kent TN17 2JN
Conversion of a redundant building to a single dwelling and erection of a detached garage; Demolition of existing stable buildings, erection of a new stable building and construction of a 20m x 40m sand school for private use.

The Parish Council made a NEUTRAL recommendation. Members agreed it would represent an improvement to the aesthetics of the site but were not certain that the principle of conversion from B1 use to a residential dwelling in the AONB should be ignored. They also raised concern at the loss of commercial use and potential local employment.

If the Planning Authority were minded to approve, Members felt it should be subject to the condition that all existing containers and sundry buildings are removed from site and not relocated on adjacent land, also that all materials should be approved by TWBC.

Proposed by Cllr. Bunyan, seconded by Cllr. Smith and agreed.

18/00126/LBC

3 Waterloo Place, Waterloo Road, Cranbrook, Kent TN17 3JH
Listed Building Consent – Alterations to chimney breast in dining room.

The Parish Council recommends APPROVAL, subject to the views of the Conservation Architect.
Proposed by Cllr. Bunyan, seconded by Cllr. Veitch and agreed.

18/00118/LBC

E C Wilkes & Son, Stone Street, Cranbrook, Kent, TN17 3HE
Listed Building Consent – Conversion of existing barn into a 1-bed residential unit; Retention of timber structure with new walls and support timbers internally creation of garden.

The above application was deferred until the next meeting as hard copies were yet to be received.

TREES:

18/00326/TPO

39 Joyce Close, Cranbrook, Kent, TN17 3LZ
Tree In Conservation Area Notification: DAWN
REDWOOD - Fell

The Parish Council raised no objections but referred the decision to the Tree Officer at TWBC.

AECOM SITE ASSESSMENTS:

Members discussed the draft report from AECOM. Of the 40 sites put forward for consideration only 17 were assessed by AECOM. Cllr. Warne advised the Committee of the changes that had been suggested by the Neighbourhood Plan Steering Group. Cllr. Veitch offered to compile a document that detailed TWBC and AECOM's opinion of the site suitability and to include the amendments suggested by the NDP, in an easy to read and presentable format, for Members to vote on at Thursday's Full Council meeting. TWBC had asked us to identify and encourage more land owners of potential sites to put their land forward for consideration. Cllr. Bunyan raised concern that the report contained no assessments of land suitable for employment opportunities.

CORRESPONDENCE:

A letter had been received from Town & County Housing Association advising us that they were intending to submit a planning application for new housing on land available in Goddards Close.

TRAINING:

Cllr. Smith agreed to present an application at the next meeting.

DECISIONS:

Cllr. Bunyan read out the decisions received from the Borough Council.

ITEMS FOR INFORMATION:

No items were raised.