



BRECHLEY AND MATFIELD PARISH COUNCIL
Matfield Pavilion, The Green, Matfield, Kent, TN12 7JU
Tel: 01892 723586 www.brenchleyandmatfield-pc.gov.uk

26th February 2025

I hereby give you notice that a meeting of Brenchley and Matfield Parish Council will be held at 7.00pm on Monday 3rd March 2025 at Matfield Pavilion.

All Members of the Council are summoned to attend the meeting to consider and make resolutions upon the business shown. Supporting papers may be obtained from the Clerk on request.

Chantal Brooks
Clerk to the Parish Council

AGENDA

- 1. To accept apologies for absence**
- 2. To approve Minutes of the last meeting**
- 3. To record declarations of interest in any item on the Agenda**
- 4. To adjourn to allow public participation. At the Chairman's discretion, 15 minutes will be set aside for questions from members of the public each one of whom may speak for a maximum of 3 minutes in total relating to items on the Agenda or about issues of local concern. Members of the public are not permitted to participate in the meeting after this agenda item, without prior invitation from the Chairman.**
- 5. Borough and County Councillor**
- 6. Chairman's Announcements**
- 7. Traffic**
 - 1. School Crossing – to note progress**
 - 2. Speed Limit Changes around Pixot Hill – to note result of consultation with residents**
- 8. Planning**
 - 1. Planning Applications**

24/01649/FULL Windmill House, Hastings Road, Matfield, Kent, TN12 7HF	Change of use of land for equestrian purposes. Retention of the existing sand-school facility, two ancillary stable buildings and 3 containers for storage and maintenance equipment. Access routes and hardstanding areas, planting of trees and hedgerows (retrospective)
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24/03038/LBC The Wheelwright Arms, The Green, Matfield, Kent, TN12 7JX	Listed Building Consent - Conversion of existing public house to 3 No. self contained residential units, including studio ancillary to plot 3. Internal alterations. Addition of porch, rooflights. Amendments to external fenestration, roof tiles. Removal of chimney stack. Internal amendments. (Works partly commenced)
24/03112/FULL The Wheelwright Arms, The Green, Matfield, Kent, TN12 7JX	Variation of Condition 2 of Planning Permission 19/02753/FULL - Addition of porch, rooflights Amendments to external fenestration, roof tiles. Removal of chimney stack. Internal alterations.
24/03256/FULL Little Barn, Little Dunks Farm, Cuckoo Lane, Brenchley, Kent, TN12 7HX	New detached garage & garden store.
25/00004/FULL Land South Of, Crittenden Road, Matfield, Kent	Widening of existing access crossover (retrospective)
25/00078/FULL Brenchley & Matfield C Of E Primary School, Brenchley Road, Brenchley, Kent, TN12 7NY	Retrospective - Demolition of swimming pool & courtyard refurbishment to provide multi-use area including erection of log cabin & raised stage
25/00102/FULL The Milking Pail, Little Dunks Farm, Cuckoo Lane, Brenchley, Kent, TN12 7HX	(Retrospective) Hardstanding for parking space; new stove flue and satellite dish; oil storage container; paving of new patio area & addition of bin store.
25/00151/FULL Wintercott Barn, Goshen Farm, Brenchley Road, Matfield, Kent	Variation of Condition 5 of Planning Permission 19/00866/FULL - to allow a mixed use for agricultural purposes and for storage/parking of domestic vehicles along with associated office/domestic storage
25/00197/FULL Crittenden Cottages, Crittenden Road, Matfield, Kent	Removal of Condition 1 (Agricultural Occupancy Condition) of Planning Permission SW/6/49/17.
25/00238/FULL Walters Farmhouse, High Street, Brenchley, TN12 7NU	Two storey side extension & glazed link
25/00239/LBC Walters Farmhouse, High Street, Brenchley, Kent, TN12 7NU	Listed Building Consent - Replacement tiles & repairs to ground floor brickwork; removal of two internal walls & replacement of another; replacement of windows & doors; installation of central heating.
25/00244/FULL Newfield Cottage, Crittenden Road, Matfield, Kent, TN12 7EQ	Erection of a replacement single storey detached car barn/studio.
25/00282/FULL Four Wents, Brenchley Road, Matfield, TN12 7PT	Change front door, garage conversion with new roof & 2-storey side extension
25/00291/FULL The Cottage, Tibbs Court Lane, Matfield, TN12 7NB	Demolition of garage, construction of annexe including new paving
25/00355/FULL Kingswood, Pearsons Green Road, Brenchley, Tonbridge, Kent, TN12 7DB	Variation of Condition 2 of 20/03263/FULL - Changes to fenestration & alterations to roof form

2. Planning Appeal – to confirm response on 24/02253/PNQCLA

3. Response to Crest Nicholson consultation on development at Paddock Wood/Capel – to note

4. Kent and Medway Local Nature Recovery Strategy Consultation – to consider responding

9. Application for Right of Way in front of the Wheelwrights Arms – to discuss decision

10. Scout Hut Lease – to consider extension
11. Posts around Matfield Green – to consider project to replace
12. Parish Council stand at Brenchley Fete – to discuss
13. Diversion of PROW WT288 – to consider response
14. Cooksfield – to note Pre-application Planning Advice
15. Cinderhill – to discuss vandalism and fly-tipping
16. Clerk's report
 1. Overflow drain from Matfield Pond – quote to reinstate
17. RFO's Report
 1. Accounts payable
18. Meetings attended and reports by Councillors
19. To be advised of urgent business
20. Date of next meeting: Monday 7 April 2025, 7pm, Matfield Pavilion
21. Co-Option of new Members of the Parish Council – to consider application