

## MINUTES OF A PLANNING MEETING OF BRENCHLEY PARISH COUNCIL ON TUESDAY 21<sup>st</sup> JANUARY 2014 IN MATFIELD VILLAGE HALL

**Present** Cllr M Mackenzie chaired the meeting, Vice Chairman P Randall, Cllrs B Stanley, A deGuingand, Mrs G Warner and Mrs N Marriott. Clerk M Powell, Four members of the public.

### No      Item

#### 1      To accept apologies for absence

C Woodley and I McEwen for family commitments and N Woodward for business commitments

#### 2      To approve Minutes of the last meeting

Approve minutes of the full meeting of 6<sup>th</sup> January 2014.

**Resolved:** - To accept the minutes as accurate. They were then duly signed by the Chairman.

#### 3      To record declaration of Interests on any item on the Agenda

Members were reminded that if they had a *prejudicial* interest in an agenda item, this should be declared at the start of the meeting.

**Personal** interests may be declared at this point or, alternatively, can be declared at the time a specific item is being discussed if that member wishes to speak on the item in which s/he has a personal interest.

In case of doubt about such an interest Councillors were advised to contact the Monitoring Officer before the meeting.

#### 4      To adjourn to allow public participation- questions and comments

None

#### 5      To consider the following planning applications.

**5.1      13/03703/House/SH6**      Beechwood Cryals Road Matfield  
Demolition of existing single storey side extension, construction of new single and two storey side extension with oil tank enclosure to rear.

**Resolved:** - To recommend Approval in principle. We have reservations regarding the choice, colour and material of the weatherboarding and we share the concerns of the neighbours regarding being overlooked.

**5.2      13/03842/House/GM2**      Highlands Maidstone Road Matfield  
Oil tank to front garden of house B

**Resolved:** - To recommend Approval

**5.3      13/03889/FUL/CP3**      Little Orchard Beech Lane Matfield  
Conversion of outbuildings to residential accommodation

**Resolved:** - To recommend Approval subject to no further development of the site.

**5.4      13/03881/FUL/NR2**      Blue Boys Cafe Hastings Road Brenchley  
Demolition of existing building; erection of a 2 storey freestanding restaurant for A3/A5 use. Revisions to access and parking areas; Associated hard and soft landscaping scheme

**Resolved:** - To recommend refusal. An accompanying letter would be produced by the planning sub-committee detailing the numerous reasons as to why.

#### 6      To receive items for information

##### **Decisions by TWBC**

**6.1      13/03333/LBC/CP3**      Ashmeade, Crooke Road Brenchley  
Single storey rear addition and minor alterations  
Recommendation- Refusal Decision-Approval

#### 7      Correspondence

##### **7.1      Resident**

Mr Galwey has asked permission to install a duct and a soakaway on the edge of the Drying Ground and further that the gully to the rear of the land is inspected as it appears overgrown and blocked.

It was agreed that the Clerk would inspect the gully and try and determine ownership but the PC was unhappy that building works would take place on its land with a possible liability in the future should

problems arise. It was also felt that any soakaway would in fact take the water at present lying on the drying ground and simply become saturated.

## **8 Reports of Meetings attended by Councillors**

### **8.1 MPG**

Members of the MPG attended a meeting with HMY and subsequent site meeting with Davis Builders. The Clerk who had attended a meeting in the Pavilion with David Hall of HMY and Andrew Stretton of Davis builders reported. Davis apologised for the delays but cash flow issues had delayed the acquisition of some materials and labour to move the project on as swiftly as hoped. Mr Stretton was of the belief that these problems were temporary that the bulk of them had now been resolved and that work was continuing. It was now hoped that completion would be by 7<sup>th</sup> February. The issue was discussed and it was Agreed that if the supply of materials would be improved by the PC dealing with the suppliers directly it should make this offer to Davis.

## **9 Urgent Business.**

To consider any other items which the Chairman decides are urgent, for the reasons to be stated, in accordance with Section 100B(4) of the Local Government Act 1972.

None

## **10 Accounts for payment**

|             |                                                          |                           |           |
|-------------|----------------------------------------------------------|---------------------------|-----------|
| <b>10.1</b> | Davis Builders                                           | Pavilion progress payment | £19264.76 |
|             | <b>Resolved:</b> - To accept this invoice and to pay it. |                           |           |

## **11 Date of next meeting**

The next meeting is Monday 3<sup>rd</sup> February in Brenchley Memorial Hall