

Goudhurst Parish Council



PLANNING COMMITTEE

Minutes of a Meeting held on Tuesday 15 February 2022 at 6.30pm in Goudhurst Village Hall

Present: Cllrs Craig Broom (Chairman), Alan Foster, Antony Harris,

1. Apologies for Absence: Cllrs Chris Ditton (working) Barry Noakes, Mrs. Caroline Richards (holiday) and Mrs. Alison Webster (holiday).

2. Declarations of Interest: None

3. Planning Applications for consideration:

3.1. 21/04235 Smugley Farm, Bedgebury Road

Erection of two replacement dwellings with associated landscaping (amendments to planning permission 18/03451/FULL).			
Location within:		Type of Development	
AONB	<input checked="" type="checkbox"/>	New build	<input checked="" type="checkbox"/>
Conservation Area	<input type="checkbox"/>	Conversion	<input checked="" type="checkbox"/>
Limits to Build	<input type="checkbox"/>	Listed Building	<input type="checkbox"/>
		Business or Commercial	<input type="checkbox"/>
Consider for escalation?	<input type="checkbox"/> N	Residential	<input checked="" type="checkbox"/>
		Extension	<input type="checkbox"/>

GPC Recommendation: Approve

Comments: Goudhurst Parish Council request clarification around the use of the railway line as access to the dwellings as per application 18/03451 and would like to see this as a condition of planning permission.

3.2. 22/00074 Little Horden Cottage, Husheath Hill

Proposed erection of single storey rear extension and new front porch, proposed weatherboard cladding to existing elevations, and proposed erection of detached garage.			
Location within:		Type of Development	
AONB	<input checked="" type="checkbox"/>	New build	
Conservation Area	<input type="checkbox"/>	Conversion	
Limits to Build	<input type="checkbox"/>	Listed Building	
		Business or Commercial	
Consider for escalation?	<input type="checkbox"/>	Residential	X
		Extension	X

GPC Recommendation: Approve

Comments: The Committee felt the applicant should have the option to maintain the tiles, should they wish to do so.

3.3. 22/00058/LBC Lamberts, Church Road

Listed Building Consent - Amendments to 20/02120/LBC for 'Single storey rear extension to the north elevation of the house ; Demolition of single storey rear addition; Erection of a brick garden wall; Install a partition wall to separate the kitchen from the utility room.			
Location within:		Type of Development	
AONB	<input checked="" type="checkbox"/>	New build	
Conservation Area	<input checked="" type="checkbox"/>	Conversion	
Limits to Build	<input type="checkbox"/>	Listed Building	
		Business or Commercial	
Consider for escalation?	<input type="checkbox"/>	Residential	X
		Extension	X

GPC Recommendation: Approve

3.4. 22/00063 Lamberts, Church Road

Variation of Condition 2 (Approved Plans) of 20/02119/FULL – Alterations to the appearance of window and door fenestration and the introduction of a solid north-west corner in place of a glazed corner.			
Location within:		Type of Development	
AONB	<input checked="" type="checkbox"/>	New build	
Conservation Area	<input checked="" type="checkbox"/>	Conversion	
Limits to Build	<input type="checkbox"/>	Listed Building	
		Business or Commercial	
Consider for escalation?	<input type="checkbox"/>	Residential	<input checked="" type="checkbox"/>
		Extension	<input checked="" type="checkbox"/>

GPC Recommendation: Approve

3.5. 22/00289 Dunley Cottage, Ballards Hill

Removal of garden room and erection of new rear extension.			
Location within:		Type of Development	
AONB	<input checked="" type="checkbox"/>	New build	
Conservation Area	<input type="checkbox"/>	Conversion	
Limits to Build	<input type="checkbox"/>	Listed Building	
		Business or Commercial	
Consider for escalation?	<input type="checkbox"/>	Residential	<input checked="" type="checkbox"/>
		Extension	<input checked="" type="checkbox"/>

GPC Recommendation: Approve

Comments: The extension balances the property and the Committee are happy to approve.

3.6. 22/00322 Grange Garden Cottage, Chequers Road

Erection of two storey side extension to west, erection of two storey extension to north. Alterations to Balcony. Addition of Solar Shading Component to the north, west and south elevations. Replacement of existing tile hanging with vertical timber cladding, rendering over existing brickwork. Addition of extra roof lights, removal of dormer to north, addition of dormer to south. Removal of existing garage. Erection of detached two storey garage. New additional access track onto B2079 (North Road) with alterations to existing driveway and associated parking and landscaping. Addition of outdoor pool.			
Location within:		Type of Development	
AONB	<input checked="" type="checkbox"/>	New build	
Conservation Area	<input type="checkbox"/>	Conversion	
Limits to Build	<input type="checkbox"/>	Listed Building	
		Business or Commercial	
Consider for escalation?	<input checked="" type="checkbox"/>	Residential	X
		Extension	X

GPC Recommendation: It was agreed to defer this application to the next meeting pending the addition of documents to the Planning Portal.

3.7. 21/03508 Permanden, Gore Lane

Stationing of a mobile home for ancillary purposes within the domestic curtilage.			
Location within:		Type of Development	
AONB	<input checked="" type="checkbox"/>	New build	
Conservation Area	<input type="checkbox"/>	Conversion	
Limits to Build	<input type="checkbox"/>	Listed Building	
		Business or Commercial	
Consider for escalation?	<input checked="" type="checkbox"/>	Residential	X
		Extension	

GPC Recommendation: Approve.

Comments: Concerns are raised over the need for a driveway and the size of the driveway. The mobile home is located very close to the boundary of the neighboring dwelling with no landscaping proposed to give privacy. Permission should be conditional on the mobile home being removed when familial support for the residents at Permanden is no longer required.

Next meeting 01 March 2022, 18.30, in Goudhurst Village Hall

The meeting closed at 7.38pm

Claire Reed
Clerk
15.02.22