

TONBRIDGE AND MALLING BOROUGH COUNCIL

AREA 1 PLANNING COMMITTEE

MINUTES

Thursday, 9th January, 2025

Present: Cllr M A J Hood (Chair), Cllr D W King (Vice-Chair), Cllr K Barton, Cllr G C Bridge, Cllr J Clokey, Cllr A Cope, Cllr F A Hoskins, Cllr A Mehmet, Cllr R W G Oliver, Cllr B A Parry, Cllr Stacey Pilgrim, Cllr M R Rhodes and Cllr K S Tunstall

An apology for absence was received from Councillor L Athwal.

PART 1 - PUBLIC

AP1 25/1 DECLARATIONS OF INTEREST

There were no declarations of interest made in accordance with the Code of Conduct.

AP1 25/2 MINUTES

RESOLVED: That the Minutes of the meeting of the Area 1 Planning Committee held on 17 October 2024 be approved as a correct record and signed by the Chairman.

AP1 25/3 GLOSSARY AND SUPPLEMENTARY MATTERS

Decisions were taken on the following applications subject to the pre-requisites, informatives, conditions or reasons for refusal set out in the report of the Director of Planning, Housing and Environmental Health or in the variations indicated below. Any supplementary reports were tabled at the meeting.

Members of the public addressed the meeting where the required notice had been given and their comments were taken into account by the Committee when determining the application. Speakers are listed under the relevant planning application shown below.

DECISIONS TAKEN UNDER DELEGATED POWERS IN ACCORDANCE WITH PART 3 OF THE CONSTITUTION (RESPONSIBILITY FOR COUNCIL FUNCTIONS)

AP1 25/4 TM/24/01150/PA - 111 DOUGLAS ROAD, TONBRIDGE

Erection of a two storey side extension to create a two bedroom dwelling, including reconfiguration of the roof, new dormer windows,

internal reconfiguration of the existing dwelling to incorporate a loft conversion and associated access and landscaping works. (Self-build)

After careful consideration of the points raised by the speakers and the submitted details and conditions set out in the report of the Director of Planning, Housing and Environmental Health, Members expressed significant concern in respect of the policy non-compliance with regard to the built form and design of the proposed development being detracting from the unique characteristics and distinctiveness of the local area.

RESOLVED: That planning permission be REFUSED for the following reason:

1. The proposal by reason of its built form and design creates a cramped form of development eroding the character of the area, which is contrary to Policy SQ1 of the Managing Development and the Environment Development Plan Document 2010 and Policy CP24 of the Tonbridge and Malling Borough Core Strategy 2007.

[Speakers: Mr D Beagley, Mrs E Williams and Mr M Williams (members of the public) addressed the Committee in person.]

MATTERS FOR INFORMATION

AP1 25/5 PLANNING APPEALS, PUBLIC INQUIRIES AND HEARINGS

The report setting out updates in respect of planning appeals, public inquiries and hearings held since the last meeting of the Planning Committee was received and noted.

AP1 25/6 EXCLUSION OF PRESS AND PUBLIC

There were no items considered in private.

The meeting ended at 8.32 pm