

TONBRIDGE AND MALLING BOROUGH COUNCIL

AREA 1 PLANNING COMMITTEE

Thursday, 22nd February, 2018

Present: Cllr R D Lancaster (Chairman), Cllr V M C Branson (Vice-Chairman), Cllr Mrs J A Anderson, Cllr O C Baldock, Cllr Mrs P A Bates, Cllr P F Bolt, Cllr J L Botten, Cllr D J Cure, Cllr M O Davis, Cllr M R Rhodes, Cllr Miss J L Sergison, Cllr C P Smith, Cllr Miss G E Thomas and Cllr F G Tombolis

Apologies for absence were received from Councillors B T M Elks, Mrs M F Heslop, N J Heslop and H S Rogers

PART 1 - PUBLIC

AP1 18/1 DECLARATIONS OF INTEREST

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

AP1 18/2 MINUTES

RESOLVED: That the Minutes of the meeting of the Area 1 Planning Committee held on 26 October 2017 be approved as a correct record and signed by the Chairman.

DECISIONS TAKEN UNDER DELEGATED POWERS IN ACCORDANCE WITH PARAGRAPH 3, PART 3 OF THE CONSTITUTION

AP1 18/3 DEVELOPMENT CONTROL

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.

AP1 18/4 TM/17/02468/FL - TEEN AND TWENTY CLUB, RIVER LAWN ROAD, TONBRIDGE

Demolition of existing building and erection of a new 3 storey medical centre incorporating a retail pharmacy, with associated parking and landscaping at Teen and Twenty Club, River Lawn Road, Tonbridge

RESOLVED: That planning permission be GRANTED in accordance with the submitted details, conditions, reasons and informatives set out in the report of the Director of Planning, Housing and Environmental Health subject to

(1) The amendment of Condition

12. The measures for implementation and monitoring arrangements as set out in the Travel Plan (Reference 618753-MLM-ZZ-RP-TP-002, received on 01 February 2018) and Car Park Management Plan (Reference 618573-MLM-ZZ-RP-TP-003, received on 01 September 2017) hereby approved shall be fully adhered to.

After 12 months of the commencement of the use hereby approved, a monitoring report shall be submitted to the Local Planning Authority for approval. This report shall demonstrate to the reasonable satisfaction of the Local Planning Authority how the travel plan and car park management plans have been implemented during the previous 12-month period and shall include:

- Measures introduced and actions taken to promote the travel plan and effective management of the car park;
- A statistical summary of the modal split of employees/residents/users disclosed by the monitoring surveys;
- The progress of the travel plan in achieving targets and identifying any amendments in the event that targets are not achieved;
- A plan for future actions to be implemented and a timescale for such implementation.

Reason: In the interests of the proper management of traffic and highway safety and in order to encourage more sustainable modes of transport to/from the site by staff and visitors.

(2) The addition of Condition

27. If during construction, items or features of archaeological and/or historic importance are discovered, all development shall cease until such time as the applicant, or their agents or successors in title, have submitted a scheme to the Local Planning Authority for approval which

suitably secures the implementation of a watching brief to be undertaken by an archaeologist for the duration of the works as necessary.

Reason: To ensure that features of archaeological interest are properly examined and recorded; and

(3) The addition of Informatives

14. The applicant is advised that in connection with the submission of a flood management and evacuation plan as required by Condition 20, they liaise with the designated Flood Warden for the area.

15. The applicant is reminded that, in undertaking the works hereby approved, due regard should be had to the provisions of the Wildlife and Countryside Act 1981 (as amended) particularly in respect of nesting birds. Should any further information be required in this respect, the applicant should contact Natural England.

[Speakers: Ms S Bevan (on behalf of Tonbridge Civic Society), Mrs E Hood, Ms J Lloyd, Ms E Hood and Mr M Hood (on behalf of Barden Residents Association) – members of the public; and Ms S Gibbs (Agent) and Dr T Palmer (Applicant)]

AP1 18/5 ALLEGED UNAUTHORISED DEVELOPMENT - 16/00309/WORKM - LAND WEST OF LAXTON FARM, COMMON ROAD, TONBRIDGE

The report set out details of an alleged breach of planning control regarding the unauthorised use of the land for the storage of a touring caravan and the erection of a building without planning permission.

RESOLVED: That Enforcement Notices be issued to seek the cessation of the use of the site for the storage of caravans and a further Notice to seek the removal of the unauthorised building along with any arisings from its demolition and the land restored to its former condition thereafter.

AP1 18/6 EXCLUSION OF PRESS AND PUBLIC

There were no items considered in private.

The meeting ended at 9.00 pm