

TONBRIDGE AND MALLING BOROUGH COUNCIL

AREA 1 PLANNING COMMITTEE

MINUTES

Thursday, 23rd June, 2022

Present: Cllr D W King (Chair), Cllr M R Rhodes (Vice-Chair), Cllr Mrs P A Bates, Cllr M D Boughton, Cllr V M C Branson, Cllr G C Bridge, Cllr A E Clark, Cllr A Cope, Cllr M O Davis, Cllr M A J Hood, Cllr J R S Lark, Cllr H S Rogers, Cllr J L Sergison and Cllr Miss G E Thomas

(Note: As Councillor F A Hoskins was unable to attend in person and participated via MS Teams she was unable to vote on any matters)

Councillor A Oakley participated via MS Teams and joined the discussion when invited to do so by the Chair in accordance with Council Procedure Rule No 15.21

Apologies for absence were received from Councillors Mrs J A Anderson, J L Botten, N Foyle, N J Heslop and F G Tombolis

PART 1 - PUBLIC

AP1 22/22 DECLARATIONS OF INTEREST

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

AP1 22/23 MINUTES

RESOLVED: That the Minutes of the meeting of the Area 1 Planning Committee held on 31 March 2022 be approved as a correct record and signed by the Chairman.

AP1 22/24 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 circulated in advance of the meeting and published to the website.

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 22/25 TM/21/01911/FL - LAND REAR OF 182 HIGH STREET, TONBRIDGE

Redevelopment to form 32 Retirement Living apartments for older persons including communal facilities, and associated car parking and landscaping, and the repositioning of 4 existing car parking spaces at Land rear of 182 High Street, Tonbridge.

RESOLVED: That planning permission be GRANTED subject to:-

- (1) The s106 financial contributions being split as follows:

TMBC

- £21,780 to be spent on improvements to Haysden Country Park or the Memorial Garden
- £39,960 to be spent on improvements to Tonbridge Racecourse Sports Ground
- £251,323.42 towards Affordable housing provision within the Borough

KCC

- £239.36 for Improvements to Tonbridge Adult Education Centre
- £1,885.30 for improvements to Tonbridge Library
- £4,993.92 for improvements towards the Priority areas of: Assistive Technology, Adapting Community facilities, Sensory facilities and Changing Places within the Borough.

- (2) The amendment of the first paragraph of condition 4 to read:

4. The development hereby approved shall be carried out in such a manner as to avoid damage to the existing trees that are to remain on site as part of the development, including their root system, or other planting by observing the following:

- (3) The addition of the following conditions:

21. This permission shall be an alternative to the following permission and shall not be exercised in addition thereto, or in combination therewith. (Permission granted on 06.06.2014 and under reference TM/14/01354/FL).

Reason: The exercise of more than one permission would result in an over intensive use of the land.

22. The use shall not be commenced, nor the premises occupied, until the area shown on drawing no 20078TB_PL203 as mobility scooter parking space has been provided. Thereafter it shall be kept available for such use and no permanent development, whether or not permitted by the Town and Country Planning (General Permitted Development) Order 2015 (or any order amending, revoking or re-enacting that Order) shall be carried out on the land so shown or in such a position as to preclude access to this reserved mobility scooter parking space.

Reason: To ensure there is dedicated provision for the parking of mobility scooters to serve the residents of the development.

(4) The addition of Informative

2. With regard to condition 6 of this permission, construction worker's/contractor's vehicles will be expected to park within the public car parks for the duration of the approved construction works and not on the local roads adjacent to the site where parking controls exist.

[Speakers: Mr M Shellum (Agent)]

AP1 22/26 EXCLUSION OF PRESS AND PUBLIC

There were no items considered in private.

The meeting ended at 10.05 pm