

**Detailed Agenda for Penshurst Parish Council Meeting to be held on 3 July 2023 at 7 pm in  
Fordcombe Village Hall**

**1. PRESENT:**                      **2. APOLOGIES:**                      **In attendance:**

**3. Minutes of Parish Council Meeting to be approved.**

**4. Declarations of interests in agenda items.**

**OPEN SESSION:**

**5. Matters Arising:**

**a. (i) Fordcombe Play Area:** Order placed for provision of ship and associated works, update on repairs to existing items identified.

**b. Pothole:** Cllr Campbell to update on repairs.

**c. Oak Post Damage:** No further information provided by the NFU.

**d. Fordcombe Churchyard Trees:** Emergency forms completed for chestnut branch removal together with photos, approval received and contractor advised.

**6. PLANNING:      Planning Applications:**

**23/01473/FUL: Land South Of Hallborough, Poundsbridge, Penshurst:** Erection of a forestry and wood workers workshop with solar arrays. Hardstanding and landscaping.

**23/01203/HOUSE: South Lodge, Penshurst Road, Penshurst:** Replacing existing perimeter fencing at the site with standard arris rail feather edge 6ft fence panels and timber posts.

**23/01303/FUL: Penshurst Park Cricket Club, Penshurst Place, Penshurst Road, Penshurst:** Rear two storey extension and internal alterations. Further information: The additional information includes the proposed parking/access (highlighted in green). The copyright on the site location plan has also been included.

**23/01302/FUL: Penshurst Park Cricket Club, Penshurst Place, Penshurst Road:** Proposed practice net facility to rear of pavilion and main playing surface. **PC Response:** Penshurst Parish Council support this application as an asset to the parish.

**23/01394/HOUSE: 1 Stone Cottages, Poundsbridge Lane, Poundsbridge, Penshurst:** Proposed two storey extension. Canopy. Landscaping. Alterations to fenestration.

**23/01357/HOUSE: Swale Cottage, Poundsbridge Lane, Poundsbridge, Penshurst:** Internal and external alterations to existing dwelling. Windows. Alterations to fenestration. Rooflights.

**23/01274/CONVAR: Land West Of Drummond Hall, Penshurst Road, Penshurst:** Variation of condition 1 (landscape restoration deadline) of 21/00195/FUL for Erection of a temporary access road off the B2176 into the curtilage of Drummond Hall, including a temporary compound area, to extend the deadline to 31 December 2023.

**23/01190/HOUSE: North Lodge, Redleaf, Penshurst Road, Penshurst:** One/two storey rear extension, with alterations to fenestration and rooflights.

**23/00845/HOUSE: 6 Warren Cottages, Fordcombe Road, Penshurst:** Single storey side extension. Solar panels. Cladding and roof lights.

**23/01136/HOUSE: 2 Culvers Hill Cottages Penshurst Road, Penshurst:** Two storey side extension with dormer. Rooflights. Alterations to fenestration. **GRANTED**

**23/01068/HOUSE: Keepers Cottage, Penshurst Road, Penshurst:** Erection of two storey side extension. Alterations to fenestration. **GRANTED**

**23/00914/LBCALT: Hill Corner Cottage, The Lane, Fordcombe:** Removal of staircase. **REFUSED**

**23/00147/FUL: Westover Farm, The Lane, Fordcombe:** Construction of riding/dog training arena for private use. Post and rail fence and shallow bank. **PC Response:** The Parish Council have no

objections. However, because of the exposed location, we would ask that a planning condition be added that the area is not floodlit, as this would be visible from a large surrounding area. Additional ecological information has been submitted to overcome the previous concerns of KCC Ecology

#### **Appeals:**

**SE/22/00037/ENF: Fitchetts Farm, Broad Lane, Fordcombe:** Appeal against issue of Enforcement Notice for: Without planning permission change of use of the land and associated building from agriculture to storage (B8) and for use as a scaffolding yard. Appeal made to Secretary of State against the issue of Enforcement Notice by SDC.

**SE/22/02456/LBCALT: Hill Corner Cottage, The Lane, Fordcombe: Solar panels on the roof of the garage.** Appeal Received 30th November 2022 **Appeal Type** Refusal of Listed Building Consent. **REFUSED**

**SE/21/03418/FUL: Kingdom, Grove Road, Peshurst:** Change of use of clubhouse from assembly and leisure to use of E class; ground floor and lower ground floor and roof terrace as indoor and outdoor sport (Sui Generis). **Appeal Type** Non-determination (8 Weeks).

**SE/22/02866/LBCALT: Hill Corner Cottage, The Lane, Fordcombe:** To remove the internal staircase. **Appeal Received** 14th December 2022. **Appeal Type** Refusal of Listed Building Consent

**SE/22/02133/HOUSE: Barnfold Cottage, Saints Hill, Peshurst:** Single storey extension to side. **Appeal Received** 28th December 2022. **Appeal Type** Refusal of Planning Permission

**Appeal - Enforcement Notice: Land North of Grove Road, Fordcombe Road, Peshurst:**

Without Planning Permission the siting of a steel constructed building - Land North of Grove Road

**Appeal Received** 18th November 2022. **Appeal Type** Issue of Enforcement Notice

**APP/G2245/X/21/3284918: SE/20/00344/LDCEX – Kingdom, Grove Road, Peshurst**

Confirmation that the Clubhouse at Kingdom, Grove Road and it can be used for purposes within the use class D2 assembly and leisure building is lawful. Appeal revised to public enquiry.

**22/00118/RFLBC: Hill Corner Cottage, The Lane, Fordcombe:** To remove the internal staircase.

**SDC Appeal Ref:** 22/00118/RFLBC

**Barnfold Cottage, Saints Hill, Peshurst: Single storey extension to side**

**SDC Appeal Ref: 22/00122/RFLPLN:** This Appeal is proceeding under the Householder Appeals Service therefore there is no opportunity for you to submit comments. Previous submissions have been forwarded.

**APP/G2245/W/22/3294189: Land adjacent to Spile Bank, New Road, Peshurst:** Appeal made under section 78 of the Town and Country Planning Act 1990 against a refusal to grant planning permission. Application Ref 21/03435/FUL for Horticultural Use On Land and Timber Building for Storage And Shelter was refused by notice dated 15 December 2021. The development proposed is described as 'Application'. **Appeal Dismissed.**

#### **7. HIGHWAYS**

**675425/663392/671347: Rogues Hill:** Further work carried out during January/February – reported as incomplete and gully missed. Map provided for area, KCC officer aware. Logged as cleared 8.12.22. **Reported again under 717001**

**3002504-230,093:** Water Leak Reported to South East Water from High Street down towards arch and round toward bridge on Rogues Hill. Previously reported under: **39577686:** Road closure advised as require at time. S E Water Contacted – Further Reported under 239705 as Hazard. Reported again 6 June, site attendance advised for 8 June. **Reported again 22 June 2023, SE Water advised further repairs would be undertaken.**

**699791: High Street/Peshurst Road Junction: Raised area of kerb.** Works completed 7 March 2023

**Following reported issues all advised as dealt with on 6 June 2023**

**725493: Junction New Road – Saints Hill:** Leaning road sign and stone reported again for re-erection and correct positioning of stone.

**725503: Cleve House, The Lane, Fordcombe:** Pothole

**725506: Honeyfield, Poundsbridge Lane:** Pothole

**725510: Coldharbour Road:** Broken road edge

**725844: Colliersland Bridge:** Worn white priority lines reported advising these had been included in our HIP report last year. **Works being programmed**

**8. Accounts:** The following accounts will be presented for approval together with any other accounts received after preparation of the agenda but prior to the meeting.

HMRC	Clerk Income Tax	£141.60
Castle Water	Warren Allotment Water Supply	£21.68

Confirmation of Internal Control Statement to be agreed. – **(Copy attached)**

**a. Banking:** Forms/information required to set up new Fixed Term Deposit Account being sourced for completion by Councillors. Minuted confirmation of PC wish to open account required.

**b. Defibrillator:** Requirement to advise Emergency Service of code for access.

**c. Verge Cutting:** Update by Chair

**d. Play Area Perimeter Fencing & Tunnel Post:** Quotation received for replacement of one broken half round upright on perimeter fence, supply and installation of 8 no. 100 x 100 x 1200 oak spurs to broken posts on lead up to fence of £960 Plus VAT

**e. CCTV/ANPR:** Use of systems checked. ANPR units available via car parking companies as agents, generally used in car parks with charges involved. CCTV with recording facility/photographic option recommended. Further checks being made.

**9. SDClIr Mr R Streatfeild:**

**10. KCClIr Mrs Margot McArthur:**

**11. Neighbourhood Watch Report:**

**12. Any Other Business:**

