

East Peckham Parish Council

EPPC Planning & Transport Committee Minutes:

Minutes of a meeting of East Peckham Parish Council's Planning and Transport Committee, held on Monday 5th January 2026 at 6.30pm in the Parish Meeting Room, Jubilee Hall, Pippin Road, East Peckham TN12 5BT.

1. Attendees, Apologies for absence;

Attendees; Parish Councillors M. Williams, T. Eastwood, J. Scorey, D. Fairless, S. North, T. Hendry- Lewis (arrived at 18.42pm with apologies).

Apologies; TMBC Leader M. Boughton, KCC Councillor S. Hudson & Councillor D. Seal (on holiday).

2. Signing of Minutes of previous meeting; 1st December 2025.

It was resolved to accept the minutes of the previous meeting as a true and accurate record.

Proposed by; T. Eastwood, Seconded by, J. Scorey, Agreed with a show of hands (5 councillors).

3. Declarations of interest or lobbying; None.

4. Suspend Standing Orders to enable members of the public to address the meeting. (15 minutes will be available for this item, every speaker is limited to 3 minutes).

4.1 To receive correspondence from residents. No correspondence received.

4.2 To listen to issues from residents.

(Councillors will not have a discussion or debate on the resident's issues, however they will decide if the issue is to be placed on the agenda for the next full council meeting or if the Clerk could reply to the resident). No residents attended.

Standing orders to reconvene

5. Applications received for comment to TMBC.

Ref: 25/02075/FL

Proposal: Replacement of roof and frames to existing conservatory.

Location: 36 Old Road East Peckham Tonbridge Kent TN12 5ET

No Objection

Proposed by; S. North, Seconded by J. Scorey, Agreed with a show of hands (5 councillors).

6. Applications that were granted or refused by KCC & TMBC.

Ref: 25/01960/PA

Proposal: T1 - Hornbeam - fell to ground level. This tree is damaged from a bonfire and has outgrown the space it is in.

T2 - Walnut - remove lower branch to allow space from ground to just above head-height.

Location: 228, Tonbridge Road, East Peckham, TN12 5LB

Approved on 18th December 2025.

Ref: 25/01597/PA

Proposal: Existing loft conversion updated, internal reconfiguration and changes to fenestration and new conservatory (retrospective).

Location: 71, Old Road, East Peckham, TN12 5EN

Approved on 23rd December 2025.

Ref: 25/01423/PA

Proposal: 1 x Beech (applicant's ref. T1 - in rear garden) - Reduce back to most recent previous reduction points. T1 of Tree Preservation Order.

Location: 5, Russett Road, East Peckham, TN12 5BS

Approved on 19th November 2025.

Ref; 25/01491/PA

Proposal: Single storey front and side extensions.

Location: South Hale 7, Hale Street, East Peckham, TN12 5HL

Approved on 4th November 2025.

- 7. To receive a Local Plan Update;** M. Williams confirmed a 390 page consultation response has been submitted to TMBC, the committee agreed the work included has been done well and the Local Development Committee was praised for their hard work.
- 8. To receive an update on the Local Government Reorganisation;** TMBC & KCC are exploring how this will work, including how many unitary councils there should be and what areas they would cover. Full proposals and a business case was submitted on 28th November 2025. In the future, the government would like to see a mayoral authority for the whole of Kent, led by a directly elected mayor.

Councillor T. Hendry-Lewis arrived (18.42pm).

- 9. To offer any HIP Updates;** The current Highways Improvement Plan was discussed and JP has agreed to contact the highways project manager for an update on outstanding points and feed this back to the committee.

- 10. Updates from the last meeting;** Given above under points 6 & 7.
- 11. Road Closures/Works;** Hatches Lane, East Peckham on 28th January 2026 for 1 day.
- 12. To approve any quotes;** It was agreed J. Perretta will purchase a salt bin and salt for use at the Jubilee Hall car park, footpaths etc. Examples of salt bins shown and it was agreed JP would order a 50L bin.
- Proposed by; T. Eastwood, Seconded by M. Williams, Agreed with a show of hands
- 13. Matters for future discussions;** Update on HIP, Local Plan, Local Government Reorganisation, S106 monies, Coult Stream update.
- 14. Confirm date of next meeting:** 2nd February 2026 at 6.30pm

Meeting closed; 7pm.