

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 10th August 2026 at 6.30pm in the Parish Meeting Room, Jubilee Hall, Pippin Road, East Peckham TN12 5BT.

To: Members of the Parish Council – From J. Perretta

Tuesday 11th August 2026

1 Attendees, Apologies for absence;

Attendees; Parish Councillors, M. Williams, D. Fairless, T. Eastwood, J. Scorey, D. Seal, T. Hendry – Lewis, TMBC Leader M. Boughton, Assistant Clerk J. Perretta & 1 resident.

Apologies; Cllr S. Hudson.

2 Signing of Minutes of previous meeting; The minutes of the meeting held on 1st June 2026 were approved. Members voted that the agenda had incorrectly referred to 6th July 2026 and accepted the correction.

Proposed by; T. Hendry – Lewis, Seconded by; D. Seal, Agreed with a show of hands.

3 Declarations of interest or lobbying;

Cllr D. Seal declared an interest as a resident of Church Lane, East Peckham.

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 written 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). A resident spoke of his objection to this application and asked Cllr M. Boughton about the definition of Green Belt and Grey Belt land.

Standing orders to reconvene

5. To consider and agree the Committee's response to planning application;

TM/26/01252/FL Land East of Brook Farm Buildings, Church Lane, East Peckham.
Erection of 64 residential dwelling (Use Class C3), including affordable housing provision, associated access from Church Lane, secondary emergency access, hard and soft landscaping, public open space, Sud's and Infrastructure works.

It was unanimously agreed by a show of hands to object to the application and to submit the Local Development Committee's comments.

Proposed by; T. Eastwood, Seconded by; D. Seal, Agreed with a show of hands.

6. TMBC Local Plan Update; to resolve to request the Local Development Committee to review the material once published and feedback their recommendations;

The committee agreed to request the Local Development Committee to review the Local Plan material once published and provide recommendations.

Proposed by; D. Seal, Seconded by; T. Eastwood, Carried with five votes in Favor and one abstention.

7. To consider and approve the amended perimeter path specification;

7.1 To determine whether a planning application is required for all or part of the proposed path works.

The committee agreed to submit a planning application for the exercise path between The Pound and Church Lane and to apply for the remaining sections at a later stage.

Proposed by; D. Fairless, Seconded by; T. Hendry – Lewis, Agreed with a show of hands.

8. Matters for future discussion; Consideration and approval of surface materials for the perimeter path.

9. Confirm date of next meeting: 7th September 2026 at 6.30pm.

The meeting closed at; 7.30pm