

**Minutes of a meeting of Halstead Parish Council Planning Committee held at
The Pavilion, Station Road, Halstead TN14 7DH at 10.30am
on Wednesday 15th October 2025**

Present: Cllr Sue Gardner (Chair), Cllr Jean Peel, Cllr Liz Meaton, Cllr Tony Marshall and Mrs Helen Pack (Clerk)

Minute number: 250917:

1. There were no **apologies for absence**. All members were present.
2. There were no **declarations of interest**.
3. **The minutes of the Planning Committee** meeting held on 17th September 2025 were agreed as a true record and signed by the Chair.
4. **Public participation forum**. No members of the public were present.
5. **Applications**

The following comments were agreed on recent planning applications:

25/02129/OUT - Former Broke Hill Golf Club Sevenoaks Road Halstead Kent TN14

7HR. Outline application (with all matters reserved except for access) for up to 660 dwellings (Use Class C3), a retirement village of up to 150 units (Use Class C2) and care home (Use Class C2) together with a primary school, local centre, cafe and country park with associated car parking and landscaping. Deadline 12th November 2025.

No requirement for a further discussion at this stage.

25/02003/HOUSE - 46 Fort Road Halstead Kent TN14 7BT.

Demolition of conservatory and existing single-storey extension and attached wall.
Erection of two-storey side extension with hipped roof. Addition of fencing.

No objection

25/02691/ADJ - Land Adjacent To Knockholt Railway South Side Sevenoaks Road

Halstead TN14 7HR. Removal of 3x existing mobile homes. Change of use of land for 2x pitches for occupation by Gypsy Travellers; comprising 2x caravans, 2x touring caravans and 2x dayroom amenity block with associated hard surfacing. (Determination deadline 10th October) – **Noted that no Objection Lodged by Sevenoaks District Council.**

25/02453/PIPDET - Land East Of Scout Hut Shoreham Lane Halstead Kent TN14 7BY.

Erection of a dwelling with car parking area and associated landscaping. (Determination deadline 23rd October)

No objection.

25/02453/PIPDET. Land East Of Scout Hut Shoreham Lane Halstead Kent TN14 7BY.

Erection of a dwelling with car parking area and associated landscaping. Application linked to 25/00193/PIP. (Determination deadline 23rd October)

No objection.

25/01753/FUL. Land West Of 41 And Woodland North Of 4 - 7 Fort Road Halstead

Kent. Removal of six existing garages located at Woodland North Of 4 - 7 Fort Road.

Erection of six replacement garages with access to Land West of 41 Fort Road, Halstead.

Creation of hardstanding.

The Parish Council strongly objects to this application and its previous objection of 22nd January 2024 stands (*below*):

Objection of 31st January

HPC object to this application due to the new site being within green belt land, in an area of outstanding natural beauty and next to designated ancient woodland. Also, we feel that several of the trees next to this site are protected and would be damaged as a result of the construction of these garages. Additionally, should this application be granted we would strongly advocate that a covenant is placed on this site that no residential applications would be considered as we fear that this is a stepping stone to full application for housing.

6. Date of next meeting: 5th November

The meeting closed at 1.10pm