

**Stansted Parish Council Meeting  
Monday 1<sup>st</sup> December 2025 at 8.00 p.m. at Fairseat Village Hall**

NOTICE is hereby given that a Parish Council Meeting will be held on Monday 1<sup>st</sup> December 2025 at 8.00 p.m.  
which meeting Members are hereby summoned to attend.

**AGENDA**

- 1. Apologies for absence**
- 2. Declarations of interest**
- 3. To agree Minutes of the Parish Council meeting held on 3<sup>rd</sup> November 2025**
- 4. Matters arising from the Minutes not elsewhere on the Agenda**

**Suspension of meeting for County and Borough Councillors' Reports**

- 5. London Golf Club – “London Project”**
- 6. The Black Horse – Report from Steering Committee**
- 7. Report from National Landscapes Steering Committee**
- 8. Report from the School Sub-Committee**
- 9. Climate Action Plan Update**
- 10. Local Plans – Sevenoaks** (comments by 11 December 2025)  
**TMBC** (comments by 2 January 2026)
- 11. Fairseat Chapel – application for Asset of Community Status**
- 12. Maintenance of local paths**
- 13. Highways**
  - a.** MOTO – appeal set for December 2025
  - b.** Village signs
  - c.** Traffic Plan, Highway Improvement Plan
  - d.** Other Highways issues

## 14. Planning

### a. Applications

- (i) **Black Horse Inn, Tumblefield Road, Stansted**  
25/01596/PA – proposed change of use of part of public-house to form 2 x 1 bedroom and 2 x 2 bedroomed apartments with associated parking, amenity space and use of existing access
- (ii) **Stone Rocks, Plaxdale Green Road, Stansted**  
25/01652/PA- replacement of all hardwood windows to match existing
- (iii) **Cob Trees, Hatham Green Lane, Stansted**  
25/01901/PA – Felling of Goat Willow
- (iv) **Whitecroft, Vigo Road, Fairseat**  
25/01888/PA - Lawful Development Proposal – Single storey extension  
  
25/01887/PA – Prior Notification for larger home extension

### b. Decisions

- (i) **8 Platt House Lane, Fairseat**  
25/01496/PA – two storey extension  
Approved 12 November 2025

### c. Outstanding decisions

- (i) **Thriftwood Caravan & Camping Park, Plaxdale Green Road, Stansted**  
24/02052/PA – Reorganisation of part of approved caravan park to allow a reduction in overall number of caravans and increase in the number of static holiday caravans (resubmission).
- (ii) **Rumney Farm House, South Ash Road, Ash**  
25/01402/PA – demolition of existing buildings and construction of self-build house

### d. Appeals

- (i) **Four Seasons Park, Labour-in-Vain Road**  
**Planning Inspectorate Ref: APP/H2265/X/25/3369278**  
**Appellant: Home from Home Living Co**  
**Appeal date: 2 December 2025**

## **e. Enforcement**

### **(i) Black Horse, Tumblefield Road, Stansted, Sevenoaks, TN15**

Tree removal – Emergency TPO requested - hand delivered letter to TMBC  
03.09.24

Emergency Enforcement Action requested - hand-delivered letter to TMBC  
28.10.24

Emergency Enforcement Action requested – letter emailed 02.05.25

Letter re further planning infringements – emailed 04.06.25

Letter re further planning infringements – emailed 22.07.25

Letter re Freedom of Information Request – emailed 30.07.25

## **f. Other Planning matters**

### **- Any planning matters to be reported**

- Cllr Tisson

- Cllr Brooker

- Cllr Curtis

- Cllr Estrada

- Cllr Morris

- Cllr Sefer

- Cllr Whitaker

- Goodman's Farm

- Stansted Lodge Farm Buildings – closed but being followed up with Enforcement

- Lucy's Barn

- Oaktree Farm- tree preservation order

## **15. Finance - Appendix A**

**a.** Finance Report

**b.** Bank balances

**c.** To approve payments made since last meeting

**d.** Accounts for payment

**e.** Annual grant for St Mary's Church, Stansted

**f.** Request for funding by Stansted & Fairseat History Society

**g.** Request for funding by Tonbridge & Malling Anti-Social Behaviour Enforcement Team

## **16. Reports from individuals Parish Councillors**

- Regulations for society donations (Clerk)

- Borough Green Station Car Park (Clerk)

- Public Space Protection Order "PSPO" (KC)

- Salt bin order/Salt placement – (TB)

- Sale of old road signs – (GW)

- Village Hall parking sign – (PM)

- Gateway sign placement – (TB, PM, Chair)

- Remaining road signs – (PM, TB)

## **17. Management of Parish Council land and property**

- i School
- ii Recreation field
- iii Play park
- iv Browne's Field
- v Telephone box in Plaxdale Green Road
- vi General Parish maintenance (Peter Morris)
- vii Other issues – security cameras

## **18. Village Halls**

- i Stansted Village Hall
- ii Fairseat Village Hall – review quote for upgrading the lighting

## **19. Reports from meetings attended by councillors / clerk**

## **20. Benches – request from Diane Fuller**

## **21. Correspondence**

## **22. Any other business at the Chairman's discretion**

## **23. Date of next meeting – Monday 5<sup>th</sup> January 2026**

**Public session**