

HARTLEY PARISH COUNCIL

Clerk to the Council: Mrs J Hoad
The Parish Council Office, Hartley Library, Ash Road, Hartley, Longfield, Kent DA3 8EL
Tel/fax 01474 709441
E mail mail@hartleyparishcouncil.org.uk

16th February 2005

Dear Councillor

You are invited to attend a meeting of the Planning Committee to be held on Tuesday 22nd February 2005 commencing at 10.00a.m. at the Pavilion, Manor Field.

Yours sincerely

Helen Gilder
Assistant Clerk to the Council

Note: Members of the Committee to assemble in the Pavilion at 9.15 a.m. in order to carry out any site meetings as may be deemed necessary by the Chairman or Vice-Chairman of the Planning Committee.

AGENDA

1. **Apologies**
To receive apologies for absence
2. **Minutes of the previous meeting**
To approve the minutes of the meeting of the Planning Committee held on 15th February 2005. (Circulated).
3. **Declarations of Interest**
To receive Members declarations of interest.
4. **Planning Applications**
To consider the following applications:

Application no	Site	Description
SE/04/00859/FUL	Southdown, Manor Drive	AMENDED CONSULTATION: Demolition of detached bungalow and erection of 3 detached houses. As amended by plans received 24/05/04 and 27/07/04, and additional info. Received on 02/11/04. Additional information on tree protection and management and revised access plans received on 09/02/05.

SE/05/00254/FUL	Orange Hill Cottage, Hartley Bottom Road	First floor side extension to provide bedroom accommodation.
TPO No 22.99	Somerleyton, Merton Avenue	Application for consent to cut down, prune, reduce or uproot trees covered by a Tree Preservation Order.

5. SE/04/03155/FUL, 10, Ash Road. Demolition of present garage and rear garden room/kitchen, erection of new side and rear extensions and internal alterations.

The above planning application was considered at the meeting of the Planning Committee held on 18th January 2005 and the following comments were submitted.

'Hartley Parish Council has no objection to the application.'

The Parish Office subsequently received a telephone call from the Planning Officer at Sevenoaks District Council informing the Council that they intended to refuse the application on the grounds that in their view, there would be insufficient parking facilities for two vehicles.

In light of this information, the Committee was requested by the Planning Officer to review its decision.

At the meeting of the Planning Committee held on 1st February 2005, It was resolved that the Committee support the District Council's request for additional parking to be provided to meet the requirements of the Planning Officer.

The Committee is requested to note an email received on 14th February 2005, from the Planning Officer, confirming that amended plans have been received by the District Council which have resolved the Planning Officer's concerns regarding parking.

6. Planning Decisions

To receive and note the following planning decision.

Application no	Site	Description and SDC decision	HPC comment
SE/04/01915/FUL	Carill, Church Road	Revisions to permitted replacement dwelling and garage previously permitted under SE/01/02248. Amended plans received 10/08/04 and letter dated 19/10/04. GRANTED	(i) Hartley Parish Council objects to the application as it feels that the development should have been constructed in accordance with the approved plans. (ii) Hartley Parish Council objects to the application as its concern is that the finished land level is at least 1 metre above the finished damp proof course which is against building regulations. This therefore cannot be the finished land level. The Council stands by its previous comments inasmuch as it objects to the application on the grounds that it feels

			<p>that the development should have been constructed in accordance with the approved plans.</p> <p>(iii) Amended Consultation: HPC has no objection to the proposed earthworks to create a terrace surrounding the house subject to a condition being imposed to ensure that the earth works should be permanent and must take place prior to the building being made habitable and that the window and door recesses currently in the basement walls should be bricked up in line with the rest of the wall and permanent tanking should be applied to the basement walls.</p>
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7 . Date of next meeting

Committee membership

Cllr Abraham	Cllr Gaywood (ex officio)
Cllr Alford	Cllr Harris
Cllr Barnett (ex officio)	Cllr Ramsay
Cllr Mrs Coutts	Cllr Mrs Solman