

**MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD ON
10th JUNE 2005 AT 10.00 a.m. AT THE PAVILION, MANOR FIELD**

Present: Cllr Mr C Alford
Cllr Mrs Y Coutts
Cllr Mr J Gaywood
Cllr Mr M Harris
Cllr Mr B Ramsay
Cllr Mrs M Solman

In attendance: Mrs Gilder (Assistant Clerk)
5 members of the public

Before the start of the meeting, Members of the Committee inspected the application sites SE/05/01308/FUL, 11, Round Ash Way and SE/05/01315/FUL, Southdown, Manor Drive.

1. Apologies

Apologies had been received from Cllr Abraham and Cllr Barnett.

2. Minutes of the previous meeting

RESOLVED: That,
the minutes of the meeting of the Planning Committee held on 26th May 2005 be approved and signed as a correct record.

3. Declarations of Interest

Cllr Mrs Solman declared a personal interest in agenda item 4, planning application SE/05/01315/FUL, Southdown, Manor Drive, as she is a resident of Manor Drive.

Before the Committee considered the planning applications, members of the public were asked by the Chairman whether any of them wished to make representations about any of the applications to be considered by the Committee. If so he would note their request and give them an opportunity to address the Committee at the appropriate time. 3 members of the public expressed a wish to make a representation and this was noted by the Chairman.

4. Planning applications

(a) SE/05/01124/FUL, 31, Fairby Lane. AMENDED CONSULTATION: Revised drawings confirming 1m setback on proposed first floor level.

RESOLVED: That,
no objection be raised to application SE/05/01124/FUL, 31, Fairby Lane, in respect of revised drawings confirming 1m setback on proposed first floor level.

(b) SE/05/01308/FUL, 11, Round Ash Way. Single storey side extension.

RESOLVED: That,
no objection be raised to application SE/05/01308/FUL, 11, Round Ash Way for a single storey side extension.

(c) SE/05/01315/FUL, Southdown, Manor Drive. Three new houses replacing existing bungalow.

At the Chairman's invitation, members of the public were invited to express their views on the application.

Mrs Elvin spoke against the application.

Mr Elvin spoke against the application.

Mrs Sharp asked a question relating to the boundary wall.

RESOLVED: That,
an objection be raised to application SE/05/01315/FUL, Southdown, Manor Drive for three new houses replacing existing bungalow on the following grounds:
1) The proposed development would be out of character with existing properties in the area.
2) The proposed development would result in over development of the site and would be inappropriate and detrimental to the location, adjacent to the Green Belt.
3) The Committee has concerns that the proposed shared access for plots 1 and 2 is too narrow and will be insufficient to serve the two properties.
4) The Committee is concerned that the proposed roof height will be out of keeping with neighbouring properties and that the building line will be destroyed.
5) The Committee would like to make the District Council aware that it considers the plans accompanying the application to be insufficient and ask that additional drawings are obtained showing the proposed dimensions.

(d) SE/05/01316/FUL, Glebe Cottage, Ash Road. Erection of a two storey extension.

RESOLVED: That,
no objection be raised to application SE/05/01316/FUL, Glebe Cottage, Ash Road for the erection of a two storey extension provided that it complies with Green Belt regulations.

(e) SE/05/01343/FUL, 4, Tates Orchard. Single storey rear extension.

RESOLVED: That,
no objection be raised to application SE/05/01343/FUL, 4 Tates Orchard for a single storey rear extension.

5. Draft Kent Design Guide – Public Consultation

An updated Kent Design Guide has been produced in draft for people to comment on. The Parish Council had asked to be included in the consultation process for the Guide.

RESOLVED: That,
the Draft Kent Design Guide – Public Consultation be noted.

6. Member Engagement in Planning Matters

At the meeting of the Planning Committee held on 10th March 2005, the Clerk was requested to seek further advice on member engagement in planning matters in order to assist the Parish Council in the adoption of a formal procedure.

The Committee NOTED a letter received from the Kent Association of Parish Councils in response to the Clerk's enquiry.

7. Date of Next Meeting

Friday 1st July 2005 commencing at 10.00a.m. Site inspections will commence at 9.15a.m. or earlier depending on the number of visits required.

The meeting closed at 10.45.a.m.

Signed:.....
Chairman

Date:.....