

**MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD ON
19TH MARCH 2008 AT 10.00a.m. AT HARTLEY LIBRARY, ASH ROAD**

Present: Cllr Mr L Abraham (Chairman)
Cllr Mrs P Cole
Cllr Mr M Harris
Cllr Mr J Minns
Cllr Mrs A Oxtoby
Cllr Mr B Ramsay

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

1. Apologies

Apologies had been received from Cllr Mr C Alford and Cllr Mr J Gaywood.

2. Declarations of Interest

Cllr Mrs Cole declared a personal interest in minute item 4 (a), in respect of planning application SE/08/00426/FUL, Goldings, Gorse Way, as the applicant is an acquaintance.

3. Minutes of the previous meeting

RESOLVED: That,
the minutes of the meeting of the Planning Committee held on 27th February 2008,
be approved and signed as a correct record.

4. Planning applications

Before the Committee considered the planning applications, members of the public were asked by the Chairman whether they 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. No members of the public expressed a wish to make a representation and this was noted by the Chairman.

a) SE/08/00426/FUL, Goldings, Gorse Way. Addition of velux windows to rear facing garage roof (amendments to planning permission ref: SE/07/02540/FUL).

The Committee noted that no letters of representation had been received from members of the public.

RESOLVED: That,
no objection be raised to application SE/08/00426/FUL, Goldings, Gorse Way, for the addition of velux windows to rear facing garage roof (amendments to planning permission ref: SE/07/02540/FUL).

(b) SE/08/00624/FUL, 61, Springcroft. First floor side extension.

The Committee noted that no letters of representation had been received from members of the public.

RESOLVED: That,
no objection be raised to application SE/08/00624/FUL, 61, Springcroft for a first floor side extension.

5. Planning Decisions

RESOLVED: That, the following planning decisions be received and noted:

Application no	Site	Description and SDC decision	HPC comment
SE/07/03755/FUL	Scotgrove, Fairby Lane	Alterations and extension to existing dwelling house. REFUSED	HPC objects on the grounds that it would contravene Green belt policies.
SE/07/03882/FUL	Ivydene, Ash Road	Part side two-storey and first floor rear extension. Pitched roof to replace flat roof to garage. Pitched roof to replace flat roof to dormer. GRANTED	No objection.
SE/07/03890/FUL	The Birches, Gorsewood Road	Retention of flank high level velux window and repositioned existing chimney stack. GRANTED	No objection provided that a condition be imposed to ensure that the velux window has obscure glass.
SE/08/00052/FUL	Threeways, Church Road	Brick piers and railings to replace boundary wall. GRANTED	No objection.
SE/07/03956/CIR14	Land opposite Longview, Hartley Hill	Erection of new pole. NO OBJECTION LODGED	No objection provided that a condition be imposed to prevent the felling of trees.

6. Planning Enforcements

a) Site: Appletree Cottage, Church Road

The Committee noted that a letter dated 4th March 2008, had been sent from the Senior Investigation Officer at Sevenoaks District Council to the owner/occupier of Appletree Cottage, Church Road, regarding a wall at the property.

The Senior Investigation Officer has advised that an application for a certificate of lawful development should be submitted within 28 days of the date of the letter.

RESOLVED: That,
the letter dated 4th March 2008, from the Senior Investigation Officer at Sevenoaks District Council to the owner/occupier of Appletree Cottage, Church Road, be noted.

b) Site: St Margarets, Church Road

The Committee noted that a letter dated 3rd March 2008, had been sent from the Planning Enforcement Administrator at Sevenoaks District Council to the owner/occupier of St Margarets, Church Road, regarding the approved soft landscaping scheme which should have been undertaken.

The Planning Enforcement Administrator has advised that the required landscaping must be carried out as a matter of some urgency.

RESOLVED: That,
the letter dated 3rd March 2008, from the Planning Enforcement Administrator at Sevenoaks District Council to the owner/occupier of St Margarets, Church Road, be noted.

7. Approval of Details

a) Ref: SE/07/03899/DETAIL

Site: Radio House, Church Road

Development: Details pursuant to condition 2 (materials) of permission ref SE/07/01810.

RESOLVED: That
Sevenoaks District Council's unconditional approval of the details described above, in accordance with the application and plans submitted therewith, be noted.

b) Ref: SE/08/00310/DETAIL

Site: Fairhaven, Manor Drive.

Development: Partial discharge of details pursuant to condition 3 (landscaping) of SE/07/02168/FUL.

RESOLVED: That
Sevenoaks District Council's unconditional approval of the details described above, in accordance with the application and plans submitted therewith, be noted.

c) Ref: SE/07/03792/DETAIL

Site: Ingomar, Hartley Manor Farm, Manor Drive

Development: Details pursuant to condition 2 (foul water) of application SE/07/00989/FUL.

RESOLVED: That
Sevenoaks District Council's unconditional approval of the details described above, in accordance with the application and plans submitted therewith, be noted.

**8. Kent Minerals Development Framework: Withdrawal of Submitted Development Plan Documents (DPDs)
Minerals Core Strategy
Primary Minerals Development Control Policies
Construction Aggregates**

RESOLVED: That,
a letter dated 14th February 2008 from Kent County Council regarding the withdrawal of all three of the submitted Kent Minerals Development Framework DPDs, be noted.

9. SE/06/01868/FUL, Hartley Post Office, Ash Road. Demolition of existing bungalow and erection of 2 storey dwelling.

The Committee considered two emails dated 29th February 2008 received from the Case Officer at Sevenoaks District Council, in response to an enquiry from the Parish Council regarding the finish on the Ash Road elevation of Hartley Post Office.

When the application was considered by the Planning Committee, the comment returned was as follows: 'Hartley Parish Council has no objection to the application but would like to see the Ash Road elevation given the same appearance as the existing building'.

Cllr Harris informed the Committee that a number of residents had commented that the finish on the new dwelling does not match that of the existing Post Office.

The Case Officer at SDC has advised that the red brick finish was approved, as it was felt that the bricks would match closest to the original red brick finish around the doorway area to which the building would attach.

The Committee considered that a rendered finish would have been more in keeping with the existing building.

RESOLVED: That,
a) the two emails dated 29th February 2008 from the Case Officer at SDC regarding the approval of details of planning application SE/06/01868/FUL, Hartley Post Office, Ash Road, be noted and b) the issue of the Parish Council not being consulted by the District Council on the approval of details of planning applications, be brought to the attention of the DC Working Group for its consideration.

10. Date of Next Meeting

Wednesday 9th April 2008 commencing at 10.00 a.m. Site inspections will commence at 9.15 a.m. or earlier depending on the number of visits required.

The meeting closed at 10.16 a.m.

Signed:
Chairman

Date:

