

**MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD
REMOTELY USING “ZOOM” ON 14th APRIL 2021 AT 10.00 a.m.**

Present: Cllr L Abraham (Chairman)
Cllr C Alford
Cllr A Oxtoby
Cllr V Sewell

In attendance: Mrs J Tyrrell (Assistant Clerk)
Cllr Perry Cole

1. Apologies

Apologies for absence were received from Cllr Sheila Bennett.

2. Declarations of Interest

There were no declarations of interest.

3. Minutes of the previous meeting

RESOLVED: That, the minutes of the meeting of the Planning Committee held on 17 th Mrch 2021, be approved and signed by the Chairman as a correct record.

4. Planning Applications

a) SE/21/00693/FUL Rose Cottage Farm, Church Road. Demolition of existing dwelling and erection of 2 storey chalet dwelling, formation of new driveway an new vehicle access to bellmouth entrance to Church Road and associated landscaping.

The Committee noted that 2 letters of representation, objecting to the application had been sent to Hartley Parish Council from members of the public and 1 letter of support had been submitted to Sevenoaks District Council.

RESOLVED: That, no objection be raised in respect of application SE/21/00693/FUL Rose Cottage Farm, Church Road. Demolition of existing dwelling and erection of 2 storey chalet dwelling, formation of new driveway an new vehicle access to bellmouth entrance to Church Road and associated landscaping <i>provided</i> that the proposed dwelling would not exceed the 50% allowance of the original dwelling and not be contrary to the Green Belt Policy. It is also noted that there appears to be a mobile home and containers on site already. As this is Green Belt, it is expected that a limited timeframe is placed upon their allowance on site.
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b) SE/21/00916/FUL, 5, Downs Valley. Proposed demolition of existing conservatory and construction of a new sun room.

The Committee noted that one letter of representation, supporting the application had been received from members of the public.

RESOLVED: That,
no objection be raised in respect of application SE/21/00916/FUL, 5, Downs Valley. Proposed demolition of existing conservatory and construction of a new sun room.

c) SE/21/00806/HOUSE, Beresford, Ash Road. Proposed new garden house to be located to the western side of the garden.

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

RESOLVED: That,
an objection be raised in respect of application SE/21/00806/HOUSE, Beresford, Ash Road. Proposed new garden house to be located to the western side of the garden. In conjunction with application SE/21/00808/PAE, this appears to be overdevelopment of the site. The Parish Council also believes that the proposed new garden house is not subservient in scale and position to the original dwelling

5. Planning Decisions

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

Application no	Site	Description and SDC decision	HPC comment
SE/21/00252/HOUSE	23, Old Downs	Erection of detached garage in front garden. Granted	No objection.
SE/21/00344/HOUSE	44, Wellfield	Part single, part two storey, rear and side extensions. Refused.	No objection.

6. Neighbourhood Plan

Cllr Alford reiterated that approval had been granted at the full Council meeting on the 12th April to progress with the Neighbourhood Plan.

7. Planning Enforcement Updates

A verbal report was given to the Committee.

8. Date of the next meeting

Wednesday 28th April 2021 commencing at 10.00 a.m.

The meeting closed at 10:35 a.m

Signed:
Chairman of the Planning Committee

Date: