

WESTERHAM TOWN COUNCIL

Minutes of the Planning and Development Committee held on
Thursday 12th February 2015 at 9.30am in Russell House, Market Square,
Westerham

Present: Councillors: Mr P Ashley (PA) – Chairman
Mr D Le Breton (DIB)
Mrs H Marsh (HM)
Mr N Proudfoot (NP)
Mrs L Rodgers (LR)

In attendance: Assistant Town Clerk: Mrs D Rogers (DR)
Fourteen members of the public

Item		Action
1.	<u>Apologies for Absence</u> None	
2.	<u>Declarations of Interest not previously declared</u> None	
3.	<u>Minutes of the Meeting held on 29th January 2015</u> were signed as a true record.	
4.	<u>Information items arising from the minutes of the previous meeting not dealt with elsewhere on the agenda</u> None	
5.	<p><u>Planning Applications</u></p> <ul style="list-style-type: none"> • SE/15/00111/HOUSE Hillside, Trofts Lane, Westerham TN16 1SD Extension of existing first floor as a 'room in the roof' construction. WTC supports the application • SE/15/00190/HOUSE 46 Black Eagle Close, Westerham TN16 1TF Demolition of existing garages and erection of part two storey and single storey side extension to include integral garage. Refer to SDC Officer's Decision • SE/14/04047/FUL Hunters Estate Agents, Market Square, 22 Market Square, Westerham TN16 1SR Change of use to a mixed use with offices (B1) on upper floors and financial and professional 	

	<p>Service use (A2) on ground floor and basement. WTC objects to this application under saved policy WS2 of the Sevenoaks District Plan. 14 members of the public including representatives of the Westerham Retailers association and local residents attended the meeting to object to the application, which would lead to the loss of these small retail units. In addition we understand a significant number of objections have been lodged directly with SDC. The two shops in question front the area known as Market Square which forms the heart of the town retail centre and is part of the historic conservation area. Current occupiers of the two units are long established and valuable businesses that support the local community in both employment and specialist services which would be lost under the revised plans. Both have expressed their wish to remain trading in the ground floor units. Under the existing Saved Sevenoaks District Plan the policy for Westerham is clearly designed to protect the sustainability and vitality of the Town by restricting the loss of A1 class use and importantly the specific emphasis on the distinction between financial services and restaurants replacing convenience shopping, which could damage the functioning of the Town centre as a whole.</p> <ul style="list-style-type: none"> • SE/15/00169/LBCALT Squerrys Lodge, Lodge Lane, Westerham TN16 1RJ Renewal of roof tiles on middle & right hand wings, associated leadwork, minor stack maintenance & guttering. External joinery repairs & decorations. Temporary roofing to semi derelict barn. WTC supports the application • SE/15/00220/HOUSE Little Court, Froghole Lane, Crockham Hill TN8 6TD Part demolition, the erection of new extension and alterations to existing dwelling with ancillary external works. As there were insufficient plans to clearly identify new works and changes to the existing building WTC had no option but to Refer to SDC Officer's Decision. 	
6.	<p><u>Planning Decisions</u></p> <ul style="list-style-type: none"> • SE/14/03683/LBCALT and SE/14/03682/HOUSE Froghole Farm, Froghole Lane, Edenbridge Demolition of single storey porch extension, erection of single storey kitchen extension. Refused • SE/14/03181/CONVAR Four Winds, Farley Lane, Westerham TN16 1UB Variation of condition 5 of SE/07/03532/FUL to alter the driveway. Granted • SE/14/03654/FUL Post Office, 10 Market Square, Westerham TN16 1AW Installation of ATM Granted 	

	<ul style="list-style-type: none"> • SE/14/03655/ADV Post Office, 10 Market Square, Westerham TN16 1AW Advertising collar Type B to surround the ATM. Granted • SE/14/03672/LBCALT Ragstone Cottage, Hosey Hill, Westerham TN16 1TA Erection of a single storey rear extension to existing property. Granted • SE/14/03663/HOUSE Little Mariners, Froghole Lane, Crockham Hill TN8 6TD Demolition of existing sun room, erection of single storey orangery with roof terrace. Granted 	
7.	<u>Land at Deanery Road, Crockham Hill</u> Cllr Ashley continued to liaise with SDC and residents.	
8.	<u>Consultations</u> None	
9.	<u>Reports From Councillors</u> Cllr Rodgers reported that tarmac was being laid on the footpaths in Granville, this was repairs by KCC.	
10.	<u>Correspondence</u> The following correspondence was noted - 10.1 SDC Enforcement update 10.2 Rural Housing Alliance Affordable Rural Housing - practical guide 10.3 GACC's response to Airport Commission's consultation 10.4 Gatwick submission to Airports Commission consultation 10.5 48 Granville Road – SDC Development Control Committee 19/02/15	
11.	<u>Newsletter and web-site</u> None	
12.	<u>Matters for District and County Councillors</u> None	
13.	<u>Further Matters for Consideration at the next meeting</u> None	
14.	<u>Date of next Meeting</u> Thursday 26 th February 2015 - Cllr Marsh gave her apologies	

The meeting was concluded at 10.35 am
Minutes confirmed as a correct record:

Chairman