

WESTERHAM TOWN COUNCIL

Minutes of the Planning and Development Committee held
on Thursday 7th October 2021 at 9.30 am at Russell House,
Market Square, Westerham

Present: Councillors: Mr R Robson (NR) – Chairman
Mrs D Coen (DC)
Mr S Kay (SK)
Mr C Pither (CP)

In attendance: Town Clerk: Mrs A Howells (AH)

Item		Action
1.	<u>Apologies for Absence</u> Cllr Bird – work commitment.	
2.	<u>Declarations of Interest not previously declared</u> • Cllr Coen - SE/21/03084/HOUSE	
3.	<u>Minutes of the Meeting held on 23rd September</u> Minutes from the meeting on 23 rd September were approved at Council.	
4.	<u>Information items arising from the minutes of the previous meeting not dealt with elsewhere on the agenda</u> None.	
5.	<u>Planning Applications</u> • SE/21/02636/HOUSE – amended application Orchard Cottage, Brasted Road, Westerham TN16 1LJ Demolition of existing garage. Erection of single storey extension. Refer to SDC Officers – WTC feels that this application exceeds the 50% rule and had concerns regarding the materials to be used. • SE/21/02811/HOUSE The Coach House, Froghole Lane, Crockham Hill TN8 6TD Proposed detached garden building. Refer to SDC Officers - the appearance of the building (having a dormer rather than velux type windows) is that of a two-storey dwelling, which WTC are concerned would overshadow and change the street scene in Froghole Lane and as such would have a harmful impact on the openness of the Green Belt, contrary to policy GB3 of the ADMP and the NPPF. Cllr Coen left the meeting.	

	<ul style="list-style-type: none"> • SE/21/03084/HOUSE Farm Cottage, Oakdale Lane, Crockham Hill TN8 6RL Creation of a new swimming pool within the residential curtilage of the dwelling. WTC objects to the application as this is inappropriate development in the Green Belt. The outbuildings and swimming pool would result in loss of openness and slight harm to the Green Belt and taken together, would result in modest harm. Cllr Coen re-joined the meeting. • SE/21/03049/FUL Land South of Trimworth Stables, Main Road, Crockham Hill TN8 6SR Demolition of existing buildings and erection of a replacement dwelling with accommodation at basement, associated parking and residential curtilage. WTC supports the application subject to there being no impingement on path SR397 which runs along the boundary of the development area. • SE/21/03119/HOUSE Dunsdale Farm Cottage, Brasted Road, Westerham TN16 1LJ Construction of a timber framed building for personal office/gym. WTC objects to the application as the proposed building would not blend into the environment and would be out of keeping with the general landscape. • SE/21/03145/LBCALT & SE/21/03144/HOUSE Bank Cottage, Lodge Lane, Westerham TN16 1RJ Creation of a garden room. Refer to SDC Officers – WTC had concerns that the proposed application would impact on the character and location of Lodge Lane. • SE/21/02878/MMA The Retreat Workshop, Palace Road, Westerham TN16 2EH Minor material amendment to 21/00218/FUL. WTC supports the application. 	
6.	<p><u>Planning Appeals</u></p> <ul style="list-style-type: none"> • SE/21/01289/LBCALT 11 Yew Tree Mews, Westerham TN16 1BF Two replacement windows to front elevation at second floor level. An appeal has been made to the Secretary of State. • SE/20/02733/FUL Land to the South of Trotts Cottage, Trotts Lane, Westerham TN16 1SD Erection of a two-bedroom bungalow with access, associated infrastructure. Appeal dismissed • SE/21/00623/HOUSE 1 Farley Nursery, Westerham TN16 1RR Roof alteration to incorporate barn end gable, rear dormer and front roof 	

	lights. Appeal dismissed	
7.	<p><u>Planning Decisions</u></p> <ul style="list-style-type: none"> SE/21/02338/LDCPR Wordsworth House, Buckham Thorns Road, Westerham TN16 1ET Lawful Development Certificate for siting of a caravan for ancillary use. Granted SE/21/02532/HOUSE Crockham Hill House, Main Road, Crockham Hill TN8 6RB Conversion of existing outbuilding to form residential annexe ancillary to existing dwelling. Granted SE/21/01275/LDCPR 93 Madan Road, Westerham TN16 To build a front porch. Refused SE/21/02651/HOUSE 15A Sandy Lane, Westerham TN16 Loft conversion with rear dormer and raising the ridge. Granted 	
8.	<p><u>Consultations</u></p> <p>Gatwick Airport – bringing Northern runway into routine use alongside Main runway. The consultation runs until 1st December. It was agreed that Cllr Robson would respond on behalf of WTC.</p>	
9.	<p><u>Planning Issues</u></p> <p>9.1 SDC Local Plan – No further update. 9.2 Tandridge District Council Draft Local Plan – No further update. 9.3 Covers Farm – No further update.</p>	
10.	<p><u>Neighbourhood Plan</u></p> <p>Cllr Robson had circulated a briefing paper and following discussion it was agreed to recommend to Council not to proceed with a Plan due to the uncertainty regarding planning regulations and the impact of cost and staff time particularly given the redevelopment of King George's Playing Field project.</p>	
11.	<p><u>Reports from Councillors</u></p> <p>None.</p>	
12.	<p><u>Correspondence</u></p> <p>12.1 SDC Enforcement – An update was discussed. 12.2 Local List – Following discussion it was agreed not to proceed with a Local List at this time. The Clerk to circulate details from Surrey County Council who</p>	

	were undertaking a consultation for a surrey Local List.	AH
13.	<u>TN16, Edenbridge Magazine and website</u> None.	
14.	<u>Matters for District and County Councillors</u> None.	
15.	<u>Further Matters for Consideration at the next meeting</u> None.	
16.	<u>Date of next meeting</u> Thursday 21st October 2021	

The meeting was concluded at 10.40 am.

Minutes confirmed as a correct record:

Chairman