

WESTERHAM TOWN COUNCIL

Minutes of the Planning and Development Committee held
on Thursday 5th January 2023 at 9.30 am at Russell House,
Market Square, Westerham

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

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

Item		Action
1.	<u>Apologies for Absence</u> Apologies were received and accepted from Cllr Bird – holiday.	
2.	<u>Declarations of Interest not previously declared</u> None.	
3.	<u>Minutes of the Meeting held on 22nd December</u> Minutes from the meeting on 22nd December 2022 were approved.	
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> <ul style="list-style-type: none"> • SE/22/03356/FUL Land at Seasons Farm, Poolings Road, Crockham Hill TN8 6SD Proposed conversion of existing agricultural barn to 1 no residential dwelling, alongside the widening of existing access point. WTC objects to the application on the following grounds:- <ul style="list-style-type: none"> • The application goes against NPPF paras 147, 149 and 150. • There are no special circumstances on which this development should go ahead. • This is not a historic brownfield site and in addition, there would be a greater impact upon the Green Belt if this application was granted. Therefore this application does not comply with SDC Green Belt Policy GB7. • The proposed entrance/exit would be on a blind bend and the increased traffic to a dwelling would mean that road safety would become even more of an issue than it currently is. 	

	<ul style="list-style-type: none"> • SE/22/03002/HOUSE – Invalid application Beresford Place, Main Road, Crockham Hill TN16 6TE Erection of a part two-storey front/side extension and relocation of the primary entrance (western elevation), construction of a two-storey side extension (south elevation), changes to elements of the roof, reduction in the swimming pool roof height and demolition of the Dutch barn. Internal alterations. • SE/22/020547/FUL St Mary The Virgin Parish Church, The Green, Westerham TN16 1AS Removal of existing bollards and replacement with 3 retractable bollards. WTC supports the application subject to the following:- <ul style="list-style-type: none"> • That the three council bollards remain exactly as they are. • That the location of the three new bollards are as per the photo on the SDC planning portal website dated 19th August so as not to impinge upon access to other properties. • That the three new bollards match the existing council bollards along the path, are made of metal not plastic and are of the same quality as the existing bollards or better. • That there is no impact on existing water/sewer pipes. • SE/22/02087/FUL 1 Fullers Hill, Westerham TN16 1AF Change of use from retail to live/work unit. Alterations to existing roof lights and addition of new rooflights on rear elevation and clerestory window on front elevation. Refer to SDC Officers. WTC was concerned about the loss of a retail unit within Westerham and that the living space, due to its very small size and lack of amenity spaces, cannot be considered as being a true living space, merely a stopover space. WTC also had concerns regarding parking issues. • SE/22/03301/FUL 134 London Road, Westerham TN16 1QR Proposed new two-storey dwelling with associated parking and vehicular access alterations. Gates and fence. WTC supports the application but had concerns regarding sufficient parking for the existing building. 	
6.	<p><u>Planning Decisions</u></p> <ul style="list-style-type: none"> • SE/22/01986/LDCPR 8 New Street, Westerham TN16 Solar panels on the roof of the house and garden building. Granted • SE/22/02576/ HOUSE The Well House, Pootings Road, Crockham Hill TN8 Conversion of barn to provide an annexe with shower and games room and additional swingle storey building for a home cinema. Granted 	

	<ul style="list-style-type: none"> SE/22/02974/HOUSE Grey Squirrels, Hosey Hill, Westerham TN16 Refurbishment of cladding. Erection of single storey front and side extension. Granted	
7.	<u>Tree Work</u> <ul style="list-style-type: none"> SE/22/03539/WTCA 7 Tub Cottage, London Road, Westerham TN16 1BB Works to Pine tree.	
8.	<u>Planning Issues</u> 8.1 SDC Local Plan regulation 18 Consultation – Cllr Robson would be submitting WTC response following comments from Cllrs. 8.2 Tandridge District Council Draft Local Plan – No new updates. 8.3 Covers Farm - no new updates	NR
9.	<u>Reports from Councillors</u> Cllr Coen reported that a resident in Crockham Hill had raised the issue of applying for planning permission for solar panels on his building, indicating that the process was expensive and complicated, and questioning whether the process could be streamlined. Following discussion it was agreed to refer this to SDC Cllrs Esler and Maskell. Cllr Pither reported a dead badger; the Clerk to report. Cllr Pither raised a highway issue which would be passed to H&L Committee. Cllr Kay asked that the issue of rubbish outside a property be reported. Cllr Robson reported he would be attending the KWG AGM and would be speaking on WTC's response to SDC's Local Plan 2020 Regulation 18 survey.	AH AH AH
10.	<u>Correspondence</u> 10.1 SDC Enforcement update was noted. 10.2 GACC Newsletter – December 2022 was noted.	
11.	<u>TN16, Crockham Hill Village newsletter and website</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 19 th January 2023	

The meeting was concluded at 10.45 am.

Minutes confirmed as a correct record:

Chairman