

WESTERHAM TOWN COUNCIL

Minutes of the Planning and Development Committee held
on Thursday 13th April 2023 at 9.30 am at Russell House,
Market Square, Westerham

Present: Councillors: Mr N Robson (NR) – Chairman
Mrs L Bird (LB)
Mrs D Coen (DC)
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 Kay – holiday.	
2.	<u>Declarations of Interest not previously declared</u> Cllr Coen - SE/22/02995/HOUSE Cllr Robson - SE/23/00831/LDCPR	
3.	<u>Minutes of the Meeting held on 30th March</u> Minutes from the meeting on 30 th March 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/23/00826/HOUSE 20 Marwell, Westerham TN16 1SB Roof extension with 2 new dormers. Roof lights. WTC supports the application. • SE/23/00802/FUL Land Northwest of 55 Croydon Road, Westerham TN16 Construction of 1 no 2-bedroom dwelling. WTC supports the application subject to preservation of the trees/hedgerows as far as practical in line with LS6 and BM9 of the Westerham Design Statement. The Committee would support extending the double yellow lines to ensure highway safety. <p>Cllr Robson left the meeting and Cllr Bird took the Chair.</p> <ul style="list-style-type: none"> • SE/23/00831/LDCPR Grey Squirrels, Hosey Hill, Westerham TN16 1TB 	

	<p>Erection of three single storey rear extensions. WTC supports the application subject to: -</p> <ul style="list-style-type: none"> • clarification that the development is within the 50% rule. • a Construction Management Plan, which should also cover the restoration of any temporary access routes which is approved prior to any development work starting. • a Biodiversity Report which is approved prior to any development work starting. <p>Cllr Robson re-joined the meeting and the Chair.</p> <ul style="list-style-type: none"> • SE/23/00111/FUL <p>French Street Nurseries, French Street, Westerham TN16 1PW Partial demolition, extension and renovation of existing dwelling, attached garages and store rooms to provide 3 new dwellings, demolition of 11 polytunnels, construction of new shed. Alterations to fenestration. WTC supports the application.</p> <ul style="list-style-type: none"> • SE/22/03570/FUL <p>Worples Field, Farley Lane, Westerham TN16 1UB Demolition of some outbuildings and removal of post and wire fence. Erection of a greenhouse, chicken coop and rain water storage unit, remodeling of part of the garden. Refer to SDC Officers. The Committee is unsure whether there are amenity issues as raised in the public comments. Also the drawing shows a thin brown framework with glass which differs from the public comments.</p> <p>Cllr Coen left the meeting.</p> <ul style="list-style-type: none"> • SE/22/02995/HOUSE Amended application <p>Lewins Coach House, Spout Lane, Crockham Hill TN8 6RT Proposed single storey extension, conversion of existing ground floor store, new windows and external alterations. Construction of two new dormers and installation of roof light. Installation of external flue. Construction of a detached garage and associated permeable hardstanding. New fence and gates. Refer to SDC Officers. The Committee had concerns about the flat roof as it goes against the Westerham Design Statement CHBM3.</p> <p>Cllr Coen re-joined the meeting.</p>	
6.	<ul style="list-style-type: none"> • SE/22/00115/RFPLN <p>Oakfield Farm, Main Road, Edenbridge, TN8 6SP Demolition of existing out-building and erection of new out-building with boundary fence. An appeal had been made to the Secretary of State.</p>	
7.	<p><u>Planning Decisions</u></p> <ul style="list-style-type: none"> • SE/22/02121/LBCALT <p>Crockham Grange, Pootings Road, Crockham Hill TN8</p>	

	<p>Demolition and rebuilding of existing attached outbuilding with basement. Granted</p> <ul style="list-style-type: none"> SE/22/02120/HOUSE <p>Crockham Grange, Pootings Road, Crockham Hill TN8 Demolition and rebuilding of existing attached outbuilding with basement. Refused</p> <ul style="list-style-type: none"> SE/22/03548/LDCPR <p>Garden Cottage, Lodge Lane, Westerham TN16 Installation of solar PV panels and air source heat pump. Granted</p> <ul style="list-style-type: none"> SE/22/03546/LDCEX <p>Little Court, Froghole Lane, Crockham Hill TN8 Pool house for ancillary residential purposes. Granted</p> <ul style="list-style-type: none"> SE/23/00272/HOUSE <p>1 Spout Lane, Crockham Hill TN8 Two storey front extension with porch, single storey side extension with rooflight. Refused</p> <ul style="list-style-type: none"> SE/23/00407/HOUSE <p>2 Hop Cottage, Oakdale Lane, Crockham Hill TN8 Demolition of conservatory, erection of replacement single storey extension with chimney. . Granted</p> <ul style="list-style-type: none"> SE/23/00020/FUL <p>Force Green Farm, Force Green Lane, Westerham TN16 Change of use of agricultural barn to storage of forestry equipment, infilling of redundant slurry pit and construction of a slurry storage tank. Granted</p>	
8.	<p><u>Consultations</u></p> <p>8.1 Proposed extension to the Surrey Hills Area of Outstanding Natural Beauty – Cllr Pither had attended a briefing from the Surrey Hills National Landscape team on 9th March at Godalming. Cllr Pither to circulate a report for the next meeting.</p> <p>8.2 Government technical consultation on Infrastructure Levy was noted.</p>	CP
9.	<p><u>Planning Issues</u></p> <p>9.1 SDC Local Plan regulation 18 Consultation – No new updates.</p> <p>9.2 Tandridge District Council Draft Local Plan – No new updates.</p> <p>9.3 Covers Farm – No new updates.</p>	
10.	<p><u>Reports from Councillors</u></p> <p>None</p>	

11.	<u>Correspondence</u> 11.1 SDC Enforcement update was noted. 11.2 CPRE Countryside Voices – Spring-Summer 2023 was circulated. 11.3 CPRE Kent Countryside Voice – Spring-Summer 2023 was circulated.	
12.	<u>TN16, Crockham Hill Village newsletter and website</u> None.	
13.	<u>Matters for District and County Councillors</u> None.	
14.	<u>Further Matters for Consideration at the next meeting</u> None	
15.	<u>Date of next meeting</u> Thursday 27th April 2023	

The meeting was concluded at 10.45 am.

Minutes confirmed as a correct record:

Chairman