

**SHOREHAM
PARISH
COUNCIL**

Parish Clerk:
Sarah Moon
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PLANNING COMMITTEE MEETING MINUTES

6 January at Shoreham Village Hall from 7:30pm

Present: Cllr R Blamey (in the Chair)
Cllrs R Boyle, P Dodd, N McDonnell and S Parkes

Also Present: 7 Members of the Public

Clerk: Sarah Moon

1. Apologies were received from Councillors R Inniss and J Histed.
2. Minutes of the previous meeting held on 16 December 2015 were signed by the Chairman.
3. No disclosures of interest from Members were received.
4. The following planning applications were considered:
 - a) SE/15/03831/HOUSE – 28 High Street, Shoreham
Development: Erection of a rear extension and minor internal alterations. Comments due by 8th January 2016.
Resolved that Sevenoaks District Council be informed that Shoreham Parish Council has no objection to the proposed development.
 - b) SE/15/03832/LBCALT – 28 High Street, Shoreham
Development: Erection of a rear extension and minor internal alterations. Comments due by 8th January 2016.
Resolved that Sevenoaks District Council be informed that Shoreham Parish Council has no objection to the proposed development.
 - c) SE/15/04002/WTPO – 10 Shoreham Place, Shoreham
Various works to trees (TPO).
No comments necessary. Information only.
 - d) SE/15/04063/WTCA – 2 Boakes Meadow, Shoreham
Various works to trees (C/A).
No comments necessary. Information only.
 - e) SE/15/04049/WTCA – Shoreham House, Church Street, Shoreham
Various works to trees in a conservation area.
No comments necessary. Information only.
5. Appeals
APP/G2245/W/15/3133263 – Fountain Farm, Well Hill Nursery, Firmingers Road, Well Hill, Orpington.

An appeal has been made under section 78 of the Town and Country Planning Act 1990 against a refusal to grant planning permission. The appeal is made by Mr Anthony Barton against the decision of Sevenoaks District Council. The application Ref SE/15/01075/FUL, dated 9 March 2015, was refused by notice dated 13 July 2015. The development proposed is conversion of barn to single family dwelling house.

The appeal is dismissed.

6. Correspondence/Information

- a) SE/15/02074/FUL – The Chapel, Darenth Way, Shoreham
Development: Change of use to separate self-contained dwelling.
Certificate B and Notice to West Kent Housing Association have been received. Any comments made on the original submission will be considered when the decision is made on the amended application. Any further comments are due by 6th January 2016.
- b) SE/15/03364/FUL – Land South of Westwood Cottage, Rock Hill, Orpington
Development: Demolition of existing dwelling. The erection of single storey extension to the existing treble garage to enable the conversion into a three bedroom dwelling.
REFUSED
- c) SE/15/03246/FUL – Paddock West of the Cottage, Fackenden Lane, Shoreham
Development: Demolition of existing open sided field shelter. Erection of a stable block with tack room and hay store.
GRANTED
- d) SE/15/00628/OUT – Fort Halstead, Crow Drive, Halstead
Development: Outline planning permission for the demolition of buildings and development of a mixed-use development comprising a business area (Use Classes B1 and B2 with ancillary energetic material testing) of up to 27,000 sq m GEA, 450 residential units, a hotel of up to 80 beds, a village centre (Use Classes A1-A3, B1a, D1 and D2), use of the Fort Area and bunkers as an historic interpretation centre (Use Class D1) with ancillary workshop space, and works associated with the development including roads, landscaping, security fencing, formal and informal open space, pedestrian, cyclist and public transport infrastructure, utilities infrastructure, sustainable urban drainage system, cycle and car parking (with all matters reserved);
and detailed approval for two access points at Otford Lane/Crow Drive (primary) and Star Hill (secondary).
GRANTED
- d) An email has been received from KALC notifying councils that DCLG has issued a consultation on proposed changes to the National Planning Policy Framework. Details of the proposed changes can be found at <https://www.gov.uk/government/consultations/national-planning-policy-consultation-on-proposed-changes> and any councils wishing to comment should do so by Monday 25th January 2016.
Resolved that Councillors should read the consultation and should any comments arise, they will be discussed at the meeting on January 20th.

7. District Councillor's Report

District Councillor J Edwards-Winser confirmed he had looked at the website in point d) above and it details the proposed changes to the development of brown field sites.

The meeting closed at 19.50 pm.

Public Question Time

Certain members of the public sought clarification on application SE/15/02074/FUL, The Chapel. It was confirmed that the comments made by Shoreham Parish Council are still valid and will be considered by Sevenoaks. The initial response detailed how there were inaccuracies in the plan.

Residents were also concerned that the address was incorrect, citing Darenth Way instead of Church Street.

One member asked for a definition of a 'Brownfield' site. District Councillor J Edwards-Winser resolved to find out and come back with an answer.

Date of next meeting: **Wednesday 20th January 2016 at Shoreham Village Hall**

Sarah Moon, Clerk to Shoreham Parish Council