

Sundridge with Ide Hill Parish Council

Minutes of Planning Committee Meeting on Tuesday 4 November 2014, 7:00pm, Village Hall, Ide Hill

Present: Councillors Stokes (Chair), Evans, Lovegrove and Blakemore (arrived after start of meeting)

Apologies: Cllrs Booker, Piper, Jolley, Manley.

Declarations of interest: Cllr Lovegrove, Village Shop applications.

Members of the public in attendance: None

Start of Meeting: 7.00pm

- 1. To approve as correct the Minutes of the Planning Committee meeting held on 30 September 2014 :**
Approved
- 2. To take Matters arising from those Minutes.** There were None
- 3. Public Forum.** There was None
- 4. To consider the following planning applications requiring comments:**

- a. SE/14/02922/HOUSE – The Lodge, Henden Manor, Ide Hill Road, Ide Hill, Kent TN14 6LA.
Erection of pre-fabricated timber building

Support *The Parish Council has no objection to the Change of "Title" but feels that the style of the proposed building is inappropriate for the location, is viewable and obtrusive from the road and because of earlier work may exceed the 50% Comments due by 12 November 2014*

- b. SE/14/03315/LBCALT – Sundridge Place, Church Road, Sundridge, Sevenoaks TN14 6DD
Kitchen – enlargement of internal opening

Support: *The Parish Council support the application providing the proposal conforms to building regulations Comments due by 12 November 2014*

- c. SE/14/03270/LBCALT – The Cock Inn, Camberwell Lane, Ide Hill, Kent TN14 6JN

The creation of a new internal doorway to the left hand side door of the main entrance.

Support: *The Parish Council supports an initiative to enhance a pub that is at the heart of the local community Comments due by 6 November 2014*

- d. SE/14/03326/HOUSE - The Oast House, Ovenden Road, Sundridge, Kent TN14 6AH

Erection of two storey extension to gable end and loft conversion to habitable space.

Reduction of some window heights to accommodate new floor. New roof lights. Internal alterations.

No Objection: *The Parish Council has no objections providing this proposal with any earlier applications do not exceed the 50% rule and there are no objections from neighbours. The Parish feels that this is a proposal sympathetic to the site and area. Comments due by 20 November*

- e. SE/14/03381/CONVAR - Ide Hill Village Hall, Ide Hill, Kent TN14 6JG

Retention of the community shop on land adjacent to village hall approved under reference number SE/12/024542/FUL with the amendment to condition 9 to enable ancillary coffee shop/tea room

Support: *The Parish Council supports the amendment to allow the Ide Hill Community Shop to change use to incorporate coffee shop/tea room : Comments due by 18 November 2014*

- f. SE/14/027871/LBCALT – Inglenook Cottage, 223 Main Road, Sundridge, Kent TN14 6EJ

Repaint front exterior in pale grey. Replace existing ground floor windows at the front of the property with timber frames windows and painted white.

Support *Replacement with wooden windows is to be particularly commended Comments due by 4 November 2014.*

- g. SE/14/02671/HOUSE – 6 Manor Road, Sundridge, Kent TN14 6DL

Erection of a two storey side and rear extension, and single storey front extension.

Object: *The Parish Council sees to reason to alter earlier comments on this development: excessive bulk, inappropriateness for the site and lack of attention to the need for additional off-street parking. It would also suggest that the discoveries of earlier mistakes in the course of approved construction work is not acceptable practice and undermines the planning system Comments due by 6 November 2014*

2. To Note Applications Granted, Refused and Withdrawn by District Council None

3. To Note any Licencing Applications.

None.

4. Update on Enforcement issues.

It was agreed the Chair investigate further matters relating to the containers on the IH Village Hall site. **Action: The Chair**

It was agreed to write to SDC Enforcement:

Sundridge with Ide Hill Parish Council has brought to its attentions concerns over enforcement issues involving:

The former Thames Water Site on New North Road: *Sevenoaks District Council has already had is attention drawn to local worries concerning land formerly owned by Thames Water and on the western side of New Road Sundridge and opposite the western gates to Birchfield.*

- *There is now evidence that a new access for heavy vehicles has been created which would mean vehicles entering New Road at a dangerous point where it is believed other properties applying for access have had restrictions imposed in the past*
- *Sizeable amounts of building materials have been delivered to the site*
- *Sizeable trees may be under threat from any work on the site*

5 Woodside Road: *This property was subject to a successful planning application for an extension. At the time the Parish Council drew attention to the need for additional and adequate parking on the site. Approval for a car port as part of the application was granted. The Council has been made aware that this car port is not of the approved design in that it has gates and additional wide gate posts which were not part of the application and may prevent the car port being used for the purposes outlined in the application. Additionally there are concerned that there may be an unauthorised structure at the rear of the property.*

65 Main Road : *The garden(s) to the rear of number 65 Main Road are visible to traffic passing in an easterly (towards Sevenoaks) direction. There would appear to be a recently installed and rather lengthy raised and covered walk way appearing to link one or more house to structures at the rear. The Parish Council has not received not received either a planning application or notice of lawful development.*

The Parish Council requests investigations are made of these matters and would welcome reports indicating whether local concerns are valid. Action: The Clerk

5. To review draft advertising policy

This item is to be carried forward.

6. To receive update regarding Ide Hill plan.

Deferred to next meeting

7. To review any Correspondence.

There was none

8. Any Other Business.

The meeting thanked Cllr Lovegrove for attending as a substitute for members of the Committee who were not present

There being no other business the meeting closed at 8:00pm.

NOTES: Members are reminded of the need for them to declare any interests which they may have on any matters coming before the Parish Council for consideration. Further advice can be sought, whenever necessary, from the Clerk.