

**SHOREHAM
PARISH
COUNCIL**

Parish Clerk: Sarah Moon
8 High Street
Shoreham
Sevenoaks TN14 7TB
clerk2012@shorehamparishcouncil.gov.uk

PLANNING COMMITTEE MEETING MINUTES

23rd January 2019 at Shoreham Village Hall, Shoreham from 7:30pm

Present: R Blamey (in the Chair)
R Boyle, A Hibbins, J Histed, B Jeffery, N McDonnell and M S Parkes

Also Present: 4 members of the public

Clerk: Sarah Moon

1. There were apologies for absence from District Cllr John Edwards-Winser.
2. Minutes of the previous meeting held on 19th December 2018 (copy circulated separately) were approved and signed by the Chairman.
3. There were no disclosures of interest.
4. The following planning applications were considered.
 - a) SE/18/03685/HOUSE – 5 Riverdale Cottages, Crown Road, Shoreham
Development : Amended Parish Consultation : Loft conversion to habitable space with dormers to front and rear. Weatherboarding to front elevation.
Comments due by 25th January 2019.
RESOLVED that Sevenoaks District Council be informed that Shoreham Parish Council objects to this development as the addition of weatherboard cladding would change the character of this row of Victorian cottages and have an adverse effect on the street scene. Whilst replacing the proposed rear dormer with a velux window is an improvement on the original plans (providing heritage windows are used), the dormer on the front elevation will nevertheless have a negative impact on the roof line in the Conservation Area contravening section 4.32 of the Residential Extension Supplementary Planning Document.
 - b) SE/19/00030/LDCEX – Former Car Park for the Rock and Fountain, Rock Hill, Orpington
Development : The siting of storage containers for use as a secure store for equipment.
Comments due by 30th January 2019.
RESOLVED that Sevenoaks District Council be informed that Shoreham Parish Council objects to this development on the basis that there is no evidence of this site being used recently. The fact that the entrance is blocked by concrete blocks on one side and a large container covered in foliage on the other clearly demonstrates this (see attached photo). Effectively abandoning this container does not constitute the continuous use which is required in order to gain lawful development. Furthermore, the original purpose of the site was that of a car park whereas it now appears to be used as a storage facility. This should therefore necessitate a change of use under planning rules and should be subject to business rates accordingly, evidence of which should have been presented prior to attempting to gain lawful development.
 - c) SE/18/03889/HOUSE – Forge Cottage, 38 High Street, Shoreham

Development : Erection of detached garage/workshop.

RESOLVED that Sevenoaks District Council be informed that Shoreham Parish Council supports this development as the application appears to comply with Planning Regulations. Furthermore, Shoreham Parish Council also supports the proposed modifications recommended to the applicant by the Conservation Officer at Sevenoaks District Council. Comments due by 1st February 2019.

- d) SE/18/03890/LBCALT – Forge Cottage, 38 High Street, Shoreham
Development : Erection of detached garage/workshop.
Comments due by 1st February 2019.
RESOLVED that Sevenoaks District Council be informed that Shoreham Parish Council supports this development as the application appears to comply with Planning Regulations. Furthermore, Shoreham Parish Council also supports the proposed modifications recommended to the applicant by the Conservation Officer at Sevenoaks District Council. Comments due by 1st February 2019.

5. Correspondence/Information

- a) SE/18/03476/FUL – The Old Dairy, Shoreham Place, Shoreham
Demolition of existing detached three bedroom house and construction of new detached three bedroom house with associated landscaping and extended driveway.
GRANTED
- b) SE/18/03356/HOUSE – Mistletoe Cottage, Filston Lane, Shoreham
Two storey side extension with front canopy. Demolition of side extension.
GRANTED
- c) SE/19/00037/WTCA – 4 Boakes Meadow, Shoreham
Development : Various works to trees.
- d) SE/18/03508/AGRNOT – Land Forming Part of Timberden Farm, Shacklands Road, Shoreham
Development : Erection of an agricultural building.
Awaiting decision on whether prior approval is required and whether further details are required to be submitted.
- e) SE/18/03504/CONVAR – Macandy, Romney Street, Knatts Valley
Variation of conditions 1 and 2 of SE/00/02207/CONVAR (Renewal of condition 2 of SE/95/1609 to remove 5 year limit on the siting of a mobile home and allow its permanent siting for residential purposes) to alter the personal restriction placed upon the land.
GRANTED

The meeting closed at 8.09 pm

Public Question Time

A member of the public asked whether there was any cause for concern in relation to the recent application for a farm building at Timberden. The PC replied that the applicant's preference is still to purchase the barns from SDC but has put in a planning application as a 'Plan B'.

Date of next meeting: **Wednesday 6th February 2018 at Shoreham Village Hall (if required)**

Sarah Moon, Clerk to Shoreham Parish Council