

Swanley Town Council

Civic Centre, St Marys Road, Swanley, Kent, BR8 7BU

Tel: 01322 665855

www.swanleytowncouncil.gov.uk

SUMMONS

DEVELOPMENT CONTROL

9th February 2023

Dear Member

You are hereby summoned to attend a meeting of the **Town Council** at the **Council Chamber, St Marys Road on Wednesday 15th February 2023 at 7:30pm** or at the conclusion of the public participation session.



Mr R Hayman
Chief Executive & Town Clerk

Committee Members: (Chair) Cllr G Darrington, (Deputy Chair) Cllr L Ball, Cllr S Andrews, Cllr J Barnes, Cllr P Darrington, Cllr J Domigan, Cllr J Griffiths, Cllr M Horwood

PUBLIC PARTICIPATION

If required, the meeting will be preceded by a public participation period of up to 15 minutes in total at 7:30pm. Members of the public are also entitled to speak, during the meeting, on agenda items only and with express permission from the Chairman / Mayor. Those wishing to speak on an Agenda item must indicate this during Public Participation.

RECORDING (AUDIO AND / OR VIDEO OF COUNCIL MEETINGS AND USE OF SOCIAL MEDIA

During this meeting the public are allowed to record the Committee and Officers from the front of the public seating area only, providing it does not disrupt the meeting. Any items in the exempt Part of an agenda cannot be recorded and no recording device is to be left behind. If another member of the public objects to being recorded, the person(s) recording must stop doing so until that member of the public has finished speaking. The use of social media is permitted, but all members of the public are requested to switch their mobile phone devices to silent for the duration of the meeting.

MOBILE PHONES

Member of the public are reminded that the use of mobile phones (other than on silent) is prohibited at Town Council and Committee meetings.

FIRE ALARM

There are no fire drills planned. If the fire alarm is activated, which is a continuous siren, please leave the building immediately, following the fire exit signs

AGENDA

1. APOLOGIES FOR ABSENCE

2. DECLARATIONS OF INTEREST

3. MINUTES OF PREVIOUS MEETING

To approve as correct the Minutes of the Meeting held on Wednesday 1st February 2023.

4. DECISIONS TO BE CONSIDERED BY SWANLEY TOWN COUNCIL

4.1. 22/03194/LBCALT Old College Cottage Swanley Village Road Swanley Kent BR8 7NG – COMMENTS DUE BY 16/02/2023

Replacement of fenestration..

4.2. 23/00118/ADV Specsavers 38 - 39 Swanley Centre London Road Swanley Kent BR8 7TQ – COMMENTS DUE BY 21/02/2023

Internally illuminated fascia sign and internally illuminated projection sign.

4.3. AMENDED 22/02968/CONVAR Site Of Harringtons Nursery Highlands Hill Swanley Kent BR8 7NB – COMMENTS DUE BY 21/02/2023

Amendment to 20/00624/FUL.

This application has now been amended, and a summary of the main changes are set out below;

Amendments have been made to the design of the proposals and the accompanying application documents have been amended accordingly.

4.4. 23/00093/HOUSE 9 Crescent Gardens Swanley Kent BR8 7HE – COMMENTS DUE BY 22/02/2023

Single Storey Rear Extension.

4.5. 23/00261/HOUSE 21 Whitecroft Swanley Kent BR8 7YG – COMMENTS DUE BY 28/02/2023

Single storey side extension with new extended porch. Removal of bin. Alterations to fenestration.

5. DECISIONS MADE BY PLANNING AUTHORITY

5.1. 22/03025/FUL Cobnuts Stables Wood Street Swanley

Demolition of existing buildings and sand school and the construction of 4 detached dwellings with associated access road, parking facilities, bin and cycle storage plus enhancements to ecology and tree planting.

REFUSED – STC COMMENTS – NO OBJECTION 21/12/2022

5.2. 22/03401/LDCEX 44 Swanley Lane Swanley Kent

Single storey rear extension.

REFUSED – STC COMMENTS – NO OBJECTION 13/01/2023

5.3. 22/03293/HOUSE – 63 Goldsel Road Swanley Kent

Proposed dropped kerb, front wall alterations, new pedestrian access and all associated works.

GRANTED – STC COMMENT – NO OBJECTION 05/01/2023

5.4. 22/03499/MMA 4 Pucknells Close Swanley Kent

Amendment to 22/02054/HOUSE

GRANTED – STC COMMENT – NO OBJECTION 19/01/2023

6. OTHER ITEMS FOR CONSIDERATION

6.1. DISABLED PARKING BAY, Swanley Lane, Swanley – APPENDIX A

DATE OF NEXT MEETING – 1st March 2023

If you would like further information on any of the agenda items, please contact Ryan Hayman, on 01322 665855 or rhayman@swanleytowncouncil.gov.uk

PLANNING CONSULTATION – GUIDANCE NOTES

Important Notes

Further general information about planning procedures and policies in order to help you respond to an application notification is available on Sevenoaks District Council website

www.sevenoaks.gov.uk

In addition more detailed information about individual applications and their progress to a decision is available from the public access section of the website.

Planning applications – having your say

Each application Sevenoaks District Council receive is important to the people who make it and also those it may affect. We want you to be involved in the planning process. We promise to consider all comments carefully before making a decision. If an application is referred to the Committee for a decision it may be necessary to summarise your comments.

Please remember that any comments made are treated as a public document and can be made generally available.

Material planning considerations

In considering an application we have a statutory duty to have regard to the planning policies it has adopted, set out in our Local Plan(s) and any material considerations.

The most common material considerations include the following, although the list is not exhaustive.

- Loss of light
- Overshadowing
- Overlooking/loss of privacy
- Visual amenity (but loss of private view is not material)
- Adequacy of parking
- Traffic generation/highway safety
- Noise, smells and disturbance resulting from use
- Loss of trees
- Design, appearance and materials
- Effect on listed building and conservation area
- Layout and density of buildings

Matters which we cannot normally take into consideration

These include:

- Matters controlled under building regulations or other non-planning laws e.g. structural stability, etc.
- Private issues between neighbours e.g. land/boundary disputes, damage to property, private rights of way, covenants etc.
- Loss of value of property
- Problems associated with the construction period of any works e.g. hours of work, noise, dust, construction vehicles etc.

Hope this guide will help you give your views in an effective way.