

# Swanley Town Council

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

Tel: 01322 665855

[www.swanleytowncouncil.gov.uk](http://www.swanleytowncouncil.gov.uk)

## DEVELOPMENT CONTROL

### MINUTES

Wednesday 22<sup>nd</sup> March 2023

#### Present:

| Members                   | Present | Apologies | Reason                 |
|---------------------------|---------|-----------|------------------------|
| Chair: Cllr G Darrington  | ✓       |           |                        |
| Deputy Chair: Cllr L Ball | ✓       |           |                        |
| Cllr S Andrews            |         | ✓         | Personal Circumstances |
| Cllr J Barnes             | ✓       |           |                        |
| Cllr P Darrington         | ✓       |           |                        |
| Cllr J Domigan            |         | ✓         | Work Commitments       |
| Cllr J Griffiths          | ✓       |           |                        |
| Cllr M Horwood            |         | ✓         | External Meeting       |

**Officers:** Chief Executive Officer (CEO) – Ryan Hayman  
Executive Assistant – Tracey Bayliss

**Also Present:** C Lee, Cllr T Searles

**Public:** None present.

#### MEETING COMMENCED: 19:47

**11902 APOLOGIES FOR ABSENCE**  
**NONE**

**11903 DECLARATIONS OF INTEREST**  
**NONE**

**11904 MINUTES OF PREVIOUS MEETING**  
To approve as correct the Minutes of the Meeting held on Wednesday 1<sup>st</sup> March 2023.  
**APPROVED AND SIGNED**

#### 11905 DECISIONS TO BE CONSIDERED BY SWANLEY TOWN COUNCIL

##### **AMENDED 22/03463/MMA 17 High Street Swanley Kent BR8 8AE – COMMENTS DUE BY 27/03/2023**

Amendment to 19/02387/FUL.

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

Revisions to plans and elevations.

**NO OBJECTION – Subject to:-**

- 1. A condition being set for the management and collection of waste to the High Street.**

2. A site construction management plan is set in place so reducing High Street disturbance.

**23/00375/FUL Land At Heathwood Stud Heathwood Gardens Swanley Kent BR8 7HN – COMMENTS DUE BY 27/03/2023**

Provision of stable building with tractor store, tack room and feed store incorporating modification of existing open car port structure.

**NO OBJECTION**

**23/00498/HOUSE 9 Charnock Swanley Kent BR8 8NL – COMMENTS DUE BY 27/03/2023**

Conversion of garage into a habitable room including single storey ground floor side infill extension. Alterations to front entrance.

**NO OBJECTION – Suggest a party wall agreement is established.**

**22/03402/HOUSE 2 Five Wents Swanley Kent BR8 7LE – COMMENTS DUE BY 28/03/2023**

Erection of a single storey wooden outbuilding to the end of the rear garden.

**OBJECTION – We suggest that the guidance set by Environmental Health is followed.**

**23/00428/HOUSE 64 Ladds Way Swanley Kent BR8 8HW – COMMENTS DUE BY 29/03/2023**

Double storey side and ground floor rear extension. Alterations to fenestration.

**NO OBJECTION**

**23/00638/ADJ Land To Rear Of Swanley Church Hall Leydenhatch Lane Swanley BR8 7PU – COMMENTS DUE TO DARTFORD BOROUGH COUNCIL BY 28/03/2022**

Application for a Lawful Development Certificate for existing outdoor play area and building used in connection with the Church.

We have received notification of the above application from Dartford Borough Council, as the adjoining authority.

**NO OBJECTION**

**AMENDED 22/03212/FUL 1 And 1A Silver Birches Highlands Hill Swanley Kent BR8 7NB – COMMENTS DUE BY 31/03/2023**

Formation of vehicular access on to Highlands Hill and provision of four off street car parking spaces to serve both 1 and 1A Silver Birches.

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

Amended plans to show the visibility splays as required by KCC Highways.

**NO OBJECTION**

**23/00668/ADJ Land To Rear Of Swanley Church Hall Leydenhatch Lane Swanley BR8 7PU – COMMENTS DUE TO DARTFORD BOROUGH COUNCIL**

Application for a Lawful Development Certificate for existing canopies and service ramp.

We have received notification of the above application from Dartford Borough Council, as the adjoining authority.

**NO OBJECTION**

**AMENDED 23/00427/HOUSE 20 Mead Close Swanley Kent BR8 8DQ – COMMENTS DUE BY 03/04/2023**

Single storey front, side and rear extension. Alteration to fenestration.

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

Amendment to plans to change the materials to be used. The extension and house will use render.

**NO OBJECTION**

**23/00581/HOUSE 94 Archer Way Swanley Kent BR8 7XP – COMMENTS DUE BY 03/04/2023**

Two storey side and ground floor rear extensions.

**NO OBJECTION**

**AMENDED 23/00375/FUL Land At Heathwood Stud Heathwood Gardens Swanley Kent BR8 7HN – COMMENTS DUE BY 03/04/2023**

Provision of stable building with tack room and feed store incorporating modification of existing open car port structure.

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

Amendment to plans to remove the mower store and reduce the size of the building.

**NO OBJECTION**

**23/00414/LDCEX Old Forge Yard Swanley Village Road Swanley Kent BR8 7NF – COMMENTS DUE BY 04/04/2023**

Confirmation that Units A, B, D1, D2, G1 and G2 are used lawfully within Class E.

**NO OBJECTION**

**11906 DECISIONS MADE BY PLANNING AUTHORITY**

**23/00027/HOUSE 32 Hibbs Close Swanley Kent**

Proposed loft conversion to convert existing loft space to create a rear dormer with rooflights.

**GRANTED – STC COMMENT – NO OBJECTION 02/02/2023**

**23/00052/MMA 15 The Spinney Swanley Kent**

Amendment to 22/01919/HOUSE

**GRANTED – STC COMMENT – NO OBJECTION 02/02/2023**

**22/02271/FUL Malt House Farm Lower Road Hextable**

Conversion of three stables into three studio flats and replacement of existing roof with a pitched roof with dormer windows.

**REFUSED – STC COMMENT - NO OBJECTION 02/02/2023**

**23/00088/HOUSE 19 Sermon Drive Swanley Kent**

Single storey rear extension with roof lights. Demolition of existing utility room. Alterations to fenestration.

**GRANTED – STC COMMENT – NO OBJECTION 02/02/2023**

**23/00112/HOUSE 1 Dahlia Drive Swanley Kent**

Construction of a single storey rear extension with roof light. Partial conversion of the garage into habitable living space, with alterations to roof height.

**GRANTED – STC COMMENT – NO OBJECTION 02/02/2023**

**22/03194/LBCALT Old College Cottage Swanley Village Road Swanley**

Replacement of fenestration.

**GRANTED – STC COMMENT – NO OBJECTION 16/02/2023**

**23/00061/HOUSE 7 Five Wents Swanley Kent**

Proposed loft conversion with dormer to rear.

**GRANTED – STC COMMENT – NO OBJECTION 02/02/2023**

**DATE OF NEXT MEETING – 5<sup>th</sup> April 2023**

**MEETING CLOSED: 20:21**

**SIGNED:**

**05/04/2023**

**Cllr G Darrington  
Chair of Development Control**