

Swanley Town Council

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

Tel: 01322 665855

www.swanleytowncouncil.gov.uk

DEVELOPMENT CONTROL

MINUTES

Wednesday 22nd January 2025

Present:

Members	Present	Apologies	Reason
Chair: Cllr G Darrington	✓		
Deputy Chair: Cllr P Darrington	✓		
Cllr C Barnes	✓		
Cllr P Brown	✓		
Cllr S Durden	✓		
Cllr M Horwood	✓		
Cllr K Mitchell		✓	Personal Circumstances
Cllr L Taylor		✓	Absent
Cllr E Uttley	✓		

Officers: Chief Executive Officer (CEO) – Ryan Hayman
Executive Assistant – Adele Farrier
Grants & Admin Officer – Megan Campbell

Also Present: Cllr L Dyball, Cllr J Knight, Cllr C Prestedge, Cllr R Wood,

Public: None present.

MEETING COMMENCED: 20:02

12425 APOLOGIES FOR ABSENCE

Cllr K Mitchell, Cllr L Taylor (Absent)

12426 DECLARATIONS OF INTEREST NONE

12427 MINUTES OF PREVIOUS MEETING

To approve as correct the Minutes of the Meeting held on Wednesday 8th January 2024.
APPROVED AND SIGNED

12428 DECISIONS TO BE CONSIDERED BY SWANLEY TOWN COUNCIL

24/03305/HOUSE 26 Woodlands Close Swanley Kent BR8 7JU - COMMENTS DUE BY 22/01/2025

Hip to gable loft conversion with a dummy pitched roof dormer to the rear with rooflight and two pitched roof dormers to the front.

NO OBJECTION

24/03203/HOUSE 55 Beech Avenue Swanley Kent BR8 8AU - COMMENTS DUE BY 24/01/2025

Conversion of garage, Alteration to fenestration, New front porch.

NO OBJECTION

24/03063/FUL McDonalds Restaurant Ltd 30 Swanley Centre London Road Swanley Kent BR8 7TJ - COMMENTS DUE BY 04/02/2025

The formation of an outside fenced off seating area measuring 57 sqm, on existing hard standing at the front of the store, with the inclusion of 16 no. "McDonald's letterset on 4 no. fabric parasols.

Amended plans received to remove lighting columns.

NO OBJECTION Subject to the following:

1. There is no external lighting present in the patio area.
2. A litter management strategy is in place for the patio area so that this space is regularly monitored and kept rubbish free.

12429 DECISIONS MADE BY PLANNING AUTHORITY

24/02818/PAC White Oak Leisure Centre Hilda May Avenue Swanley

Prior notification for installation, alteration or replacement of other Solar Photovoltaics (PV) equipment on the roof of Non-domestic buildings. This application is made under Class J of The Town and Country Planning (General Permitted Development) (England) Order 2015 - Schedule 2, Part 14.

SDC PRIOR APPROVAL – GRANTED

24/02806/HOUSE 5 Cyclamen Road Swanley Kent

First Floor Rear Balcony.

GRANTED – STC COMMENT – NO OBJECTION 15/11/2024

24/02770/HOUSE 5 Charnock Swanley Kent

Garage conversion to create a new office and utility. Alterations to fenestration.

GRANTED – STC COMMENT – NO OBJECTION 28/11/2024

24/01604/FUL Heathwood Stud Heathwood Gardens Swanley

Erection of gazebo incorporating 'trading off' existing garden land to enable land around gazebo to be incorporated within existing residential curtilage.

REFUSED – STC COMMENT – NO OBJECTION 28/11/2024

24/02888/HOUSE 99 Pinks Hill Swanley Kent

Installation of boundary line fence and gates.

REFUSED – STC COMMENT – OBJECTION 28/11/2024

24/02658/CONVAR East Broom Hill Site London Road Swanley

Variation of conditions 2, 13, 16, 20 and 22 of 24/01325/CONVAR (Commercial development of flexible light industrial, general industrial, and storage and distribution uses, with ancillary offices, associated car parking, biodiversity mitigation, and landscape planting together with the provision of a new vehicle access; and the reconfiguration of the London Road junction, reconfiguration of the existing access, re cladding of the rear of Units 1-5 and provision of new yard to units 1 and 2 of the Gateway Trading Estate.)

with amendments to approved plans in relation to the road access and London Road improvements.

GRANTED – STC COMMENT – NO OBJECTION 06/11/2024

24/02870/ADV 30A Swanley Centre London Road Swanley

Installation of 1 no. internally illuminated white acrylic "McDonald's" letterset and 1 no. internally illuminated Projecting sign.

GRANTED – STC COMMENT – OBJECTION 28/11/2024

12430 APPEALS

24/00060/RFPN Cedar Lodge Wood Street Swanley Kent BR8 7PA – COMMENTS DUE BY 12/02/2025

Erection of a single detached dwelling, car barn, with landscaping alterations and all other associated works.

An appeal has been made to the Secretary of State against the Sevenoaks District Council's refusal of planning permission for the development described above.

12431 INFORMATION ONLY

4/00122/NEWDEV STREET NAMING & NUMBERING East Broom Hill Site London Road Swanley Kent

The creation of a 4 unit business park to the rear of the Gateway Trading Estate, London Road, Swanley (BR8 8GA).

25/00066/WTCA Cherry Tree Cottage Swanley Village Road Swanley Kent BR8 7NT

Silver Birch - reduce the crown by 25%.

DATE OF NEXT MEETING – 5th February 2025

MEETING CLOSED: 20:12

SIGNED:

05/02/2025

**Cllr G Darrington
Chair of Development Control**