

HARTLEY PARISH COUNCIL

Clerk to the Council: Mrs H Boden
The Parish Council Office, Hartley Library, Ash Road, Hartley, Longfield, Kent DA3 8EL
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27th April 2023

Dear Councillor

You are hereby summoned to attend a meeting of the Planning Committee to be held on **WEDNESDAY 3rd May 2023** commencing at **10:00 a.m** in **Hartley Library**.
Note: Members of the Committee to assemble at Hartley Library at **09:45 a.m.** in order to carry out any site meetings as may be deemed necessary by the Chairman or Vice-Chairman of the Planning Committee.

Yours sincerely

Jane Tyrrell

Assistant Clerk to the Council

Please note that the proceedings of this meeting may be recorded, in line with regulations set out in the Openness of Local Government Bodies Regulations 2014.

Background papers for the agenda items can be obtained from the Parish Office. Alternatively background papers may be emailed upon written request.

AGENDA

1. Apologies

To receive apologies for absence.

2. Declarations of Interest

To receive Members' declarations of interest which have not already been entered in the Members' register of interests or notified to the Monitoring Officer.

3. Minutes of the previous meeting

To approve as a correct record the minutes of the meeting of the Planning Committee held on 5th April 2023.

Pursuant to Standing Order 3 (e) the Chairman will invite members of the public to express an interest should they wish to make representations, answer questions or give evidence in respect of any item of business included in the agenda.

4. Planning Applications

To consider the following applications:

Application no	Site	Description
23/01058/HOUSE	Lasela, Gresham Avenue	Construction of a single storey wrap-around extension, demolition of the garage. Soft landscaping.

5. To receive and note the following planning decisions:

Application no	Site	Description and SDC decision	HPC comment
23/00423/HOUSE	Lone Oak, Castle Hill	Proposed single storey side extension, new pitched roof to existing ground floor extension, internal alterations & garden landscaping. Granted	No objection provided it complied with Green Belt Regulations and that the previous permissions granted, were taken into account.
23/00226/HOUSE	11, Old Downs, Hartley	Demolition of existing conservatory. Front dormer extension and garage conversion. Alterations to fenestration. Granted	No objection.
23/00382/LBCALT	Hartley Court, Church Road.	Reconstruction of Grade II listed barn. Refused.	The Parish Council has concerns about the size of this proposed development and requests to see documented evidence of the original size of the barn. The site is an "Archaeological Sensitive" site and contrary to the information provided on the Heritage Statement (Page 6,Item 5.8), the site is immediately adjacent to a Norman church which is Grade I Listed and therefore, the Parish Council requests any relevant authorities are consulted. In addition, the Parish Council requests the opinion of a Conservation Officer on this case. The Parish Council also objects to the removal of the trees and can see no evidence to support their removal. The Parish Council has concerns about the size of this proposed development and requests to see documented evidence of the original size of the barn. The site is an "Archaeological Sensitive" site and contrary to the information provided on the Heritage Statement (Page 6,Item 5.8), the site is immediately adjacent to a Norman church which is Grade I Listed and therefore, the Parish Council requests any relevant authorities are consulted. In addition, the Parish Council requests the

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			<p>opinion of a Conservation Officer on this case. The Parish Council also objects to the removal of the trees and can see no evidence to support their removal.</p>
23/00381/HOUSE	Hartley Court, Church Road.	<p>Reconstruction of Grade II listed barn.</p> <p>Refused.</p>	<p>The Parish Council has concerns about the size of this proposed development and requests to see documented evidence of the original size of the barn. The site is an "Archaeological Sensitive" site and contrary to the information provided on the Heritage Statement (Page 6, Item 5.8), the site is immediately adjacent to a Norman church which is Grade I Listed and therefore, the Parish Council requests any relevant authorities are consulted. In addition, the Parish Council requests the opinion of a Conservation Officer on this case. The Parish Council also objects to the removal of the trees and can see no evidence to support their removal. The Parish Council has concerns about the size of this proposed development and requests to see documented evidence of the original size of the barn. The site is an "Archaeological Sensitive" site and contrary to the information provided on the Heritage Statement (Page 6, Item 5.8), the site is immediately adjacent to a Norman church which is Grade I Listed and therefore, the Parish Council requests any relevant authorities are consulted. In addition, the Parish Council requests the opinion of a Conservation Officer on this case. The Parish Council also objects to the removal of the trees and can see no evidence to support their removal.</p>
23/00476/HOUSE	The Poplars, Church Road.	<p>Infill between existing roof pitches creating additional habitable space. Single storey extension. Dormer windows. Balustrading. Replacement of steps. Alterations to fenestration. Skylights.</p> <p>Application withdrawn.</p>	<p>Hartley Parish Council objects. It is considered that this proposal along with the cumulative impact of existing extensions to the original dwelling would detrimentally harm the openness to the Green Belt due to the increase in scale, bulk and mass to the original dwelling.</p>

6. Planning Appeals

Site: Greenacre, Castle Hill (22/00152/HOUSE)

Development: Proposed part two storey, part single storey rear extension with roof light. Alterations to fenestration. **Amended Consultation - Amendment to the two storey rear extension and it being repositioned.**

To note that an appeal has been made to the Secretary of State against the condition(s) imposed by Sevenoaks District Council on the original planning decision.

The appeal has been **allowed** but has been varied by deleting condition No.4 and substituting it for a different condition.

As there is no statutory requirement to publicise this application, this is for information purposes only.

7. Planning Enforcement Updates

To receive a verbal update on any enforcement cases

8. Date of the next meeting

List of circulated documents

In order to reduce the amount of photo copying in respect of the background papers relating to this agenda, only members of the committee have been provided with copies of certain documents. Should any member of the Council require copies of the following documents, please contact the Clerk.

Copies of all documents listed below are available for inspection in the Parish Office

1. Minutes of the meeting held on 5th April 2023

Committee membership

Cllr Abraham (<i>ex officio</i>)	Cllr Mrs Oxtoby (<i>ex officio</i>)
Cllr Alford	Cllr Colwell
Cllr Ramsay	Cllr Ross
Cllr Sewell	