



Stratfield Mortimer Parish Council

Planning Committee Meeting

Meeting held on 28th September, 2017 in the Parish Council Office, 27 Victoria Road, Mortimer at 5.15pm

Present:

Councillors: Cllr. M. Dennett (Chairman), Cllr. J. Earl, Cllr. D. Ives, Cllr. N. Killey, Cllr. C. Lewis, Cllr. Tina Reade.

Admin Assistant: L. Hannawin

Public/Press: 0 Members of the Public and 0 Members of the Press present.

17/42 **To receive Apologies**

Cllr. P. Wingfield

17/43 **Public Session**

None

17/44 **To receive Declarations of Interest**

Cllr. C Lewis declared a non-pecuniary interest as he has discussed 17/02274/CERTP with two affected neighbours.

17/45 **Matters arising from Minutes of last meeting dated 22nd August 2017**

There were no matters arising

17/46 **To consider the following planning applications:**

<u>Application No.</u>	<u>Location</u>	<u>Proposal</u>
17/02144/FULD	6 Victoria Road Mortimer RG7 3SE	Refurbishment and re-cladding of existing building, new mansard roof to second floor to provide one apartment, change of use of ground floor to class A3
<u>Comments:</u> No objections. The Committee considered the application and noted that the use of the building and the addition of another floor is in accordance with the adopted NDP. The height has been managed sensitively, is consistent with Budgens Shop and the old telephone exchange and should not unduly affect the amenity of neighbours. The Committee supported the environmental health comments in respect of the neighbours.		
17/02452/HOUSE	5 Groves Lea Mortimer RG7 3SS	Single storey side extension and change of use of the existing integral garage. Extension for domestic accommodation use.
<u>Comments:</u> No objections but the Committee noted that parking spaces are not shown. The Committee believe there should be at least 3 parking spaces with appropriate access to all 3 spaces.		

17/02530/HOUSE	7 Mortimer Lane Mortimer RG7 3PP	Demolition of single storey roof and erection of a second storey directly above
<p><u>Comments:</u> No Objections.</p>		
17/02274/CERTP	42 West End Road Mortimer RG7 3TF	Construction of workshop/storage space to side of existing dwelling
<p><u>Comments:</u> As Planning Authority, the Certificate of Lawfulness needs to be ascertained by West Berkshire, however the Committee has concerns that the design of the building is not in keeping with a workshop and that the use of the building will be changed to domestic premises. Such concerns are founded on the basis that 2 previous applications for 2 residential properties on this plot were rejected. The Committee would have deep concerns if a future planning application was submitted to change the usage to residential. In addition, it appears that part of the building is less than 2 meters away from the boundary fence and therefore a height limit of 2.5 meters applies. The Committee note that the proposed back and east elevations refer to a property with an address of "Powder Mill Lane, Dartford, Kent DA1 1NT.</p>		

The meeting closed at 6.30pm