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SWANSCOMBE AND GREENHITHE TOWN COUNCIL.

Planning, Major Developments, Transportation & the Environment Committee.

Councillor Dawn Johnston - Chairman
Councillor Hazel Stephens - Vice-Chairman
Councillor Lorna Cross
Councillor Ann Duke
Councillor Lesley Howes
Councillor Richard Lees
Councillor Graham Taylor
Councillor Elizabeth Wickham

To all other Councillors: For information only.

A Meeting of the above Committee will be held on

Wednesday 5 February 2025 at 7.00pm

at: The Council Offices, The Grove, Swanscombe, Kent, DA10 0GA.

Graham Blew
Town Clerk

Dated: 31 January 2025

Should any member have any questions regarding the content of the agenda or attached papers, please put them to the clerk's office 24 hours in advance of the meeting.

The Council Offices, The Grove, Swanscombe, Kent, DA10 0GA.
Tel: (01322) 385513 Fax: (01322) 385849

To assist Members the following information has been supplied (from the Planning Portal): -

https://www.planningportal.co.uk/faqs/faq/4/what_are_material_considerations

What are material considerations?

A material consideration is a matter that should be taken into account in deciding a planning application or on an appeal against a planning decision.

Material considerations can include (but are not limited to):

- Overlooking/loss of privacy
- Loss of light or overshadowing
- Parking
- Highway safety
- Traffic
- Noise
- Effect on listed building and conservation area
- Layout and density of building
- Design, appearance and materials
- Government policy
- Disabled persons' access
- Proposals in the Development Plan
- Previous planning decisions (including appeal decisions)
- Nature conservation

However, issues such as loss of view, or negative effect on the value of properties are not material considerations.

AGENDA

1. To receive Apologies for Absence (*Local Government Act 1972, s.85*).
2. Substitutes.
3. Declarations of interest in items on the Agenda (*Localism Act 2011, s.31*).
- * ***As per Standing Order 34 c), and at the Chairman's discretion, the meeting will be adjourned at this point to allow any members of the public to address the meeting in relation to the business to be transacted at the meeting. Members of the public are allowed to (i) make representations, (ii) answer questions and (iii) give evidence relating to the business being transacted.***
4. Items as Deemed Urgent by the Chairman / matters arising from previous minutes and their position on the Agenda (*for discussion/information only, not for decision*).
5. To confirm and sign the Minutes of the Meeting held on 15 January 2025 (p) (*Local Government Act 1972, Sch 12, Para 41 (1)*).
6. **TEMPORARY CLOSURE OF A226 GALLEY HILL ROAD (p).**

Further to the ongoing correspondences (minute 361/24-25) the attached response has been received from the MP for Gravesham and from the Cabinet Member for Highways & Transportation, Kent County Council (KCC).

Recommended: To discuss and advise accordingly.

7. **RELOCATION OF MANOR PARK HGV TRANSPORT HUB (p).**

The attached request has been received from the Swanscombe and Greenhithe Residents Association seeking the Town Councils assistance in obtaining support from both public and private organisations for the relocation of the 24-hour Manor Park HGC Transport Hub to a more suitable site closer to the A2 and/or M25.

Councillor Harris is hoped to be attending the meeting to discuss this further with members.

Recommended: To discuss and advise accordingly.

8. TOWN PLANNING.

8.1 The following planning applications have been submitted by Dartford Borough Council / Ebbsfleet Development Corporation/ Kent County Council for Members information.

| | |
|-----------------|--|
| DA/25/00037/FUL | Replacement of existing conservatory roof. 2 Empire Walk, Greenhithe. |
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Swanscombe and Greenhithe Town Council Website:
<http://www.swanscombeandgreenhithetowncouncil.gov.uk>

