

Minutes of the Extraordinary Meeting of the Parish Council of Farningham held at Shand Hall, High Street, Farningham on Wednesday 4th December 2024 at 7pm.

Present: Cllrs Daryl Burns (Chair), Philip McGarvey, Kevin McGeough and Carol Salmon. Sevenoaks District Council (SDC) Cllr Alan White.

In attendance: Three members of the public (in part) and Helen Penney (Clerk).

1. Apologies for absence.

Cllrs Fitzsimons and Keith and SDC Cllr Ball.

2. Declarations of personal, prejudicial and disclosable pecuniary interests on items on the agenda and updates to members' register of interests.

None.

3. To consider, and approve if appropriate, agenda items sufficiently confidential as to warrant exclusion of members of the press and public under the provisions of The Public Bodies (Admission to Meetings) Act 1960.

None.

4. A Public Open Session. Members of the public will be welcome to address the Parish Council with any local concerns they have. Please note this item will be limited in time at the discretion of the Chairman.

Three members of the public were in attendance. Two with views on planning application 24/02907/FUL, for the installation of a solar park including solar panels, inverter cabins and associated infrastructure, and, the third to discuss the provision of public buses in Farningham.

5. Planning Applications. To consider any planning applications and to include any received by the Clerk after the agenda has been served to Councillors.

5.1 Reference: 24/02865/HOUSE

Site: Willow Cottage Calfstock Lane Farningham Kent DA4 9JH

Proposal: Extension of driveway with new parking spaces. Installation of retaining walls. Landscape alterations, including removal of trees.

Comments by: 9th December 2024.

No objection, based on recommendations from SDCs tree officer being implemented.

5.2 Reference: 24/01770/FUL

Site: Farningham Butchers High Street Farningham Kent DA4 0DG

Proposal: Change of use of the existing butcher shop into a two-bedroom residential dwelling. Removal of hardstanding. Removal of cladding. Internal changes. Alteration to fenestration.

Comments by: 9th December 2024.

Objection.

The loss of another commercial business will have a detrimental impact on the village and there is insufficient evidence to show that the applicant has taken the correct steps to sell/market the property as a commercial premises.

Comments from a neighbouring property must be considered for loss of privacy, noise, smells and disturbances, and any negative effects on a listed building.

5.3 Reference: 24/02907/FUL

Site: Land South Of M20 And North Of A20 Eglantine Lane Farningham Kent DA4 0LD

Proposal: Installation of a solar park including solar panels, inverter cabins and associated infrastructure.

Comments by: 9th December 2024.

Objection.

Farningham Parish Council objects to the release of greenbelt, and:

The proposal is visible from the National Landscape and an SSSI.

There is an over concentration of solar farm proposals in the North of Sevenoaks District.

The bio-diversity net gain has not been made clear in the application.

5.4 Reference: 24/03120/CAN

Site: Telephone Call Box Farningham Village Hall High Street Farningham Kent DA4 0DH

Proposal: Removal of public payphone.

Comments by: 16th December 2024.

No objection, based on the whole structure of the telephone booth and concrete plinth being removed at the same time as the public payphone and area made good (if a hole is left from the removal of the concrete, it is to be back filled with soil and seeded with grass seed).

To note the following applications:

6.1 Reference: 24/02447/FUL

Site: 7 Ship Lane Swanley Kent BR8 7PB

Proposal: Change of use of existing hard standing to allow the standing of six residential static caravans and storage of eight touring caravans and ancillary works.

Noted.

7. Neighbourhood Plan.

To discuss and agree points following correspondence from Sevenoaks District Council, to include a lead Parish Council, a 6-week consultation and approval of the draft Terms of Reference for the steering group.

Members noted correspondence from Sevenoaks District Council and resolved that, if in agreement, Eynsford Parish Council can lead the project. Members noted the draft Terms of Reference and actioned the Clerk to define the structure and roles necessary for the steering group more clearly, and to include an introduction to the project setting out the tasks, aims and objectives. **Action: Clerk.**

Urgent Business that occurs and requires attention before the next meeting may be reported at the Chairman's discretion.

The Clerk reported a fly tipping incident at Farningham Woods car park. Members agreed for Sevenoaks District Council to arrange removal of the waste and for the quote of £380.00 to be ratified at the next meeting.

The meeting closed at 20:25.

Date of next meeting Wednesday 11th December 2024

