

Shorne Parish Council

————— Borough of Gravesham —————

Clerk & Responsible Officer
Mrs S Poole
Shorne Village Hall
The Street
Shorne
Nr Gravesend
Kent DA12 3EA



E-mail: clerk@shorneparishcouncil.org

31st August 2023

Application ref 20230847

Gardeners Cottage Brewers Road Shorne Gravesend Kent DA12 3LB

Erection of detached garage with loft space at first floor level.

This is effectively a reapplication of previously refused ref 20230450 with the garage building relocated a little further back, so our comments are the same as previously.

The Parish Council has no objection to this proposal, subject to there not being any significant valid objection from neighbours.

Previous application ref 19860862 is also noted, it is stated that the concrete base for the garage permitted in that application was built. The presently proposed plans are similar. Will the previously installed concrete base now be removed again?

It is more practical to have the garage near the house and this also conserves openness of the site, which is in the Green Belt and AONB. There could be archaeological potential in the new excavations.

Two exterior doors are now shown (as well as the garage doors) but one might be sufficient.

No exterior lights are shown. If installed these should be daylight sensitive and have minimum times of operation.

In view of the second storey loft area Conditions should be attached preventing use of the garage as accommodation or as a separate dwelling, or joining of the garage to the house. Due to the large increase in built form on the site, permitted development rights should be withdrawn.