

Minutes of the PLANNING COMMITTEE held in the Council Chamber, Town Council Offices, Bradbourne Vale Road, Sevenoaks on Monday 3rd February 2014 at 7pm

Present:

Committee Members

Cllr S Arnold	Present	Cllr A Eyre	Arr: 7:01
Cllr C L L Baker	Present	Cllr R M C Hogarth	Present
Cllr N J L Busvine OBE	Present	Cllr Mrs M A London	Present
Cllr J M Canet	Present	Cllr R J Parry	Arr: 7:04
Cllr G R S Clack	Arr: 7:45	Cllr R L Piper	Present
Cllr A S Clayton	Apologies	Cllr S G Raikes - Chairman	Present
Cllr Mrs M E Crabtree - Vice Chairman	Present	Cllr P E Towell	Arr: 7:02
Cllr Mrs A E Dawson	Present	Cllr Mrs P C Walshe	Arr 7:11

Deputy Town Clerk
Committee Clerk
5 Members of the public

PUBLIC QUESTION TIME

None

383 REQUESTS FOR DISPENSATIONS

No requests were received.

DECLARATIONS OF INTEREST

Cllr Mrs Crabtree declared an interest in any matters pertaining to Kent County Council

Cllr Eyre declared a non-pecuniary interest in planning application:

[9] 13/03822/FUL – Land adj 7 Amherst Road

Cllr Clack declared a non-pecuniary interest in planning application:

[15] 14/00002/FUL – Clarendon Lawn Tennis Club, Raleys Centre, Plymouth Drive

384 MINUTES

It was **RESOLVED** that the minutes of the Planning Committee meeting held on Monday 20th January 2014 be approved and signed subject to the following amendments:

- i. Modification to recommendation on [1] KCC/SE/0275/2013 – Knole (east) Academy, Seal Hollow Road, to remove earlier wordings of bullet points 4 & 5 from the end of the recommendation.
- ii. Modification to retained bullet point 5 to read “Whether there **will** be sufficient capacity...”

It was noted that the following consultations has been deferred to the Planning Committee meeting taking place on 17th February 2014:

- i. Draft Kent Minerals and Waste Local Plan 2013 – 2030 pre submission (copy available online consult.kent.gov.uk/file/2780444 or paper copy can be viewed at the Town Council Offices)
- ii. Road casualty reduction strategy for Kent 2014 – 2020 (copy included in agenda papers of meeting held on 20th January 2014)

385 CONSULTATIONS

(a) Off-Street Parking Places Amendment 3 Order 2010

The Committee received and considered the Sevenoaks District Council off-street parking places, Amendment 3, Order 2010 proposals

(b) Order to amend Schedule 55 - Tariff of Charges of KCC Order 2013 (on street parking)

The Committee received and considered a proposed order to amend the tariff of charges relating to on-street parking within Sevenoaks District.

It was **RESOLVED that** the Town Council reiterate its objection to the principle of any increase in car parking charges during current economic times expressing particular concern at the high cost of Town Centre season tickets which are set to rise to £839 and the knock on impact this has on low paid workers.

386 JOINT TRANSPORTATION BOARD

The Committee received and noted the minutes of the Sevenoaks Joint Transportation Board meeting held on 11th December 2013.

It was **RESOLVED that** the Town Council contact the Chairman of the JTB to request that the Board identifies the responsible body, or takes on the responsibility of, providing clear leadership on flooding issues within Sevenoaks District.

It was noted that where potholes have been reported to KCC they have typically been addressed in a timely manner:

Emergency potholes can be reported by phoning: 03000 418181

Non-emergency potholes can be reported via KCC's online fault reporting system:
webapps.kent.gov.uk/KCC.KHSFaultsGIS.Web.Sites.Public/Default.aspx

Shortened link: bit.ly/1kY7bCg

387 ROAD CLOSURE NOTICES

The Committee received and noted the following road closure notices:

- i. Oak Lane – Extended until 21st February 2014
It was noted that KCC H&T were attempting to negotiate the reopening of one lane to mitigate the impact of the closure.

388 TREE WORK

(a) The Committee received and considered tree work applications received from the Sevenoaks District Council during the two weeks ending 30th January 2014:

It was **RESOLVED that** the following comments be forwarded to Sevenoaks District Council:

- i. 14/00050/WTCA – 56 Oakhill Road – Cllr Eyre
Removal of suppressed trees (hazel stems and oak tree) G1 and selective lifting of low crowns above the client's summerhouse roof G2.
Sevenoaks Town Council recommended refusal and that a TPO be placed on the Oak tree, and approval for the works to the Hazel and lifting of crowns above the summerhouse.

- ii. 14/00095/WTPO – Edenhurst Cottage, 52 Oakhill Road - Cllr Parry
Removal of 1 Western Hewlock tree
Sevenoaks Town Council recommended refusal for the felling of the Western Hemlock unless the Arboricultural Officer considers that the tree should be removed, if removed the Town Council would request that a TPO be placed on the replacement Oak.
- iii. 14/00110/WTCA – 3 Prospect Road – Cllr Clayton
To pollard 1 weeping willow tree
Sevenoaks Town Council recommended approval subject to the Arboricultural officer being satisfied that there will be no detrimental effect on the long term health of the tree.
- iv. 14/00032/WTCA – 12 Vine Court Road – Cllr Mrs Walshe
Removal of 1 Cypress Leylandii tree
Sevenoaks Town Council recommended approval and would welcome the planting of a more suitable tree for the area.
- v. 14/00031/WTPO – Sheraton House, Hopton Lane – Cllr Piper
Reduce 1 Conifer tree by 50%
Sevenoaks Town Council recommended approval.

(b) The Committee received and noted that the following tree work applications have already been determined by Sevenoaks District Council:

- i. 13/03851/WTPO – Holyoake Terrace
Various works to trees in car park opposite Holyoake Terrace.
Granted 20/01/14
- ii. 14/00035/WTCA – 27 Granville Road
Works to a Yew tree
No objection 21/01/14

(c) The Committee received and noted the confirmation of the following Tree Preservation Orders:

- i. HW/TPO/01/2014 – Sevenoaks School, High Street

389 PLANNING APPLICATIONS

(a) The meeting was adjourned twice to enable members of the public to speak on the following applications for 3 minutes each:

- i. [4] 13/03559/HOUSE – 51A Mount Harry – Against
- ii. [4] 13/03559/HOUSE – 51A Mount Harry – For
- iii. [9] 13/03822/FUL – Land adj 7 Amherst Road - For

(b) The meeting was reconvened and the Committee considered planning applications received from the Sevenoaks District Council during the two weeks ending 30th January 2014 and **it was RESOLVED that** the comments listed on the attached schedule be forwarded to Sevenoaks District Council.

390 PRESS RELEASE

None

The meeting closed at 8:50pm

CHAIRMAN

Planning Applications Considered

Applications considered on 3-2-14

1	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03332/FUL	M Holmes 12-02-2014	Cllr Hogarth	Mr N James 01322 86306
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
SLF Associates			109-111 St Johns Hill	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				23/01/14
Refurbishment of office building. Conversion of first floor offices to two studio flats. Erection of a single floor rear extension (refuse area and new entrance) and a first floor extension above existing ground floor at rear.				

Sevenoaks Town Council recommended approval.

2	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03333/FUL	B Phillips 04-02-2014	Cllr Hogarth	Mr N Painter 01322 86306
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Chesterton Investments Ltd		The Castle	87 St Johns Hill	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				20/01/14
Demolition of ground floor rear extension and erection of two storey extension to provide ground floor flat and first floor flat. Refurbishment of existing basement and existing ground floor to provide restaurant/bar area. Conversion of first and second floors to provide two further flats.				
SE/13/03333/FUL - Amended plan				
Amended plans showing refuse storage opening over highway and certificate B serving notice on KCC supplied.				

Sevenoaks Town Council recommended approval.

3	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03482/ADV	J Russell 31-01-2014	Cllr Busvine	Mr A Frendo 01689 83633
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Ignis UK Property Fund		Blighs Meadow Car Park	Blighs Road	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				16/01/14
Retention of 16 non-illuminated wall mounted street signs and 1 free standing non-illuminated monolith sign.				

Sevenoaks Town Council recommended refusal unless it can be demonstrated that the proposed signage is in keeping with the original design guidance for Bligh's.

Planning Applications Considered

Applications considered on 3-2-14

4	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03559/HOUSE	N Thompson 10-02-2014	Cllr Raikes	Mr N Antoniou 01403 252 991
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs S Edwards			51A Mount Harry Road	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				21/01/14
<p>Demolition of garage and erection of part single storey, part two storey side extension. Loft conversion, involving raising the roof height of the property, with skylights at the front and dormer windows at the rear. Replace existing porch with larger porch.</p> <p>SE/13/03559/HOUSE - Amended plan</p> <p>Amended plans received 17.01.14</p>				

Sevenoaks Town Council recommended refusal on the following grounds:

- 1. Loss of amenity as a result of the overbearing nature of the building and overlooking of the neighbouring properties in Hitchen Hatch Lane**
- 2. The proposal increase in ridge height is contrary to guidance set out in the Residential Extensions SPD**

Planning Applications Considered

Applications considered on 3-2-14

5	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03638/MMA	J Russell 31-01-2014	Cllr Piper	Mr D Hall 01892 515311
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr A Murdoch		Hollym	Clenches Farm Lane	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				16/01/14

Variation of condition 8 (approved plans) of SE/10/00553/EXTLMT. Application to extend the time limit of an extant planning permission approved under reference SE/07/00296/FUL. Construction of 2 detached houses with garages with access from Clenches Farm Lane - to allow modifications to the design of the building resulting in changes to external appearance.

SE/13/03638/CONVAR - Amended plan

Change of category to: MMA (Minor Material Amendment)

Amended Description:

Minor material amendment to application SE/10/00553/EXTLMT for the Application to extend the time limit of an extant planning permission approved under reference SE/07/00296/FUL. Construction of 2 detached houses with garages with access from Clenches Farm Lane - to show omission of 1 window on N.E. elevation ground floor, replacement with 4 panel unglazed Georgian style door, larger first floor windows changed for smaller windows, addition of central dormer above main entrance door, alteration of garage roof from pitched to parapet with flat roof, addition of two dormers to S.W. elevation, alteration of house roof pitch for plot 1 and roof form for plot 2 to truncated hipped. Alteration of finished floor level for plot 2 and increase in garage width to infill gap between house and garage, addition of patent glazed canopy to rear elevation.

SE/13/03638/MMA - Amended plan

Further amendment of application description includes an altered size and position of garage on plot 1 and altered access and turning arrangements to both properties that is shown on the drawings:

Minor material amendment to application SE/10/00553/EXTLMT for the Application to extend the time limit of an extant planning permission approved under reference SE/07/00296/FUL. Construction of 2 detached houses with garages with access from Clenches Farm Lane - to show omission of 1 window on N.E. Elevation ground floor, replacement with 4 panel unglazed Georgian style door, larger first floor windows changed for smaller windows, addition of central dormer above main entrance door, alteration of garage roof from pitched to parapet with flat roof, addition of two dormers to S.W. Elevation, alteration of house roof pitch for plot 1 and roof form for plot 2 to truncated hipped. Alteration of finished floor level for plot 2 and increase in garage width to infill gap between house and garage, addition of patent glazed canopy to rear elevation. An altered size and position of garage on plot 1. Altered access and turning arrangements to both properties.

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 3-2-14

6	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03725/HOUSE	H Broughton 03-02-2014	Cllr Towell	N/A
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr J Shurmer			6 Broomfield Road	Northern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				16/01/14
Erection of a two storey rear extension				

Sevenoaks Town Council recommended approval subject to the Planning Officer being satisfied that the proposal does not represent overdevelopment of the site, that there will be no risk of overlooking from the new window added to the west elevation, and that a sufficient gap is retained to the site boundary.

7	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03734/HOUSE	H Broughton 07-02-2014	Cllr Clayton	Mr D Burr 742200
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr M Ratcliffe			8 Wickenden Road	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				21/01/14

Demolition of single storey side extension and erection of two storey side extension with steps to rear.

SE/13/03734/HOUSE - Amended plan

Revised drawing submitted 10.01.14 to show patio and steps on side elevation, description amended.

Amended Description:

Demolition of single storey side extension and erection of two storey side extension with steps to rear and raised patio.

Sevenoaks Town Council recommended approval subject to the planning officer being satisfied that there will be no overlooking of neighbouring gardens from the new first floor windows, or that overlooking can be overcome by a condition requiring these windows be obscure glazed.

8	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03782/HOUSE	H Broughton 06-02-2014	Cllr Mrs Dawson	Mr R Sonnex 455066
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs T Kaiser		Firbank Cottage	6 St Johns Road	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				17/01/14

Demolition of existing conservatory and erection of two storey rear extension.

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 3-2-14

9	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03822/FUL	J Russell 04-02-2014	Cllr Raikes	Durhill Ltd 01892 871525
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
New County Homes Ltd		Land Adjacent	7 Amherst Road	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				16/01/14
Erection of new dwelling with vehicular and pedestrian access and on site parking and turning area.				

Sevenoaks Town Council recommended approval subject to:

- 1.The Planning Officer being satisfied that the root protection measures outlined in the application paperwork will be sufficient to protect the health of trees on the site**
- 2.The Arboricultural Officer being satisfied with the removal of specified trees**
- 3.The planting of replacement trees being included as a condition in the grant of permission**

10	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03857/FUL	M Holmes 07-02-2014	Cllr Clack	Mr S Hiscocks 463916
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Ms L Seely			24 St Johns Hill	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				21/01/14
Demolition of existing double storey garage/store and single storey construction. To provide two buildings separated by a new courtyard. The existing first floor flat is to be refurbished with the ground floor use class A1 to be converted to C3 and double storey warehouse building at the back of the site to be converted from use class A1 to C3 to provide 1no 2 bed flats, 1no 3 bed flat and a 2 bed mews house.				

Sevenoaks Town Council recommended approval.

11	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03858/FUL	H Broughton 03-02-2014	Cllr Eyre	Mr S Coleman 779580
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr A Sinclair			114 Oakhill Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				16/01/14
Demolition of existing dwelling and erection of replacement ECO dwelling with basement.				

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 3-2-14

12	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03867/FUL	J Russell 03-02-2014	Cllr Eyre	J Haskins 452200
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
D.B. Design & Build Ltd			110 Oakhill Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				16/01/14
Demolition of existing building and the construction of a replacement detached dwelling.				

Sevenoaks Town Council recommended refusal on the following grounds:

1.Loss of amenity to neighbouring properties through overlooking

2.Overdevelopment of the site

13	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03870/HOUSE	H Broughton 31-01-2014	Cllr Eyre	Mrs C Austin 07866 9622
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr S Dunderdale			9 Beaconfields	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				16/01/14
Demolition of existing kitchen diner to facilitate the erection of a single storey rear extension with rooflights. Render to external walls. Installation of oak beams and columns to porch. Changes to external fenestration and internal alterations.				

Sevenoaks Town Council recommended approval.

14	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03871/HOUSE	M Holmes 07-02-2014	Cllr Parry	Mrs C Austin 07866 9622
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mrs A Hewlett			29 Garth Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				21/01/14
Demolition of existing conservatory to facilitate the erection of a single storey rear extension.				

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 3-2-14

15	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00002/FUL	J Russell 10-02-2014	Cllr Mrs London	Mr P Trill 01622 761850
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Ms J Salmon		Clarendon Lawn Tennis Club	Raleys Centre, Plymouth Drive	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				21/01/14
Alteration to existing rear elevation enlarging the opening with new sliding double glazed doors, replacement of window with a door at first floor on rear elevation, alterations to both side elevations, replacing existing metal balustrading with glass and stainless steel, erection of new single story extension to the front and side to provide a new enclosed stair way between existing floors, alteration to front elevation. ,				

Sevenoaks Town Council recommended approval.

//Informative: It was noted that Sevenoaks Town Council is the freeholder of the site in question//

16	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00007/HOUSE	B Phillips 12-02-2014	Cllr Piper	Mr C Wilson 01892 65403
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs P Ollivier			2 Redlands Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				23/01/14
Demolition of existing conservatory, alteration to fenestration and loft conversion with 7 roof lights.				

Sevenoaks Town Council recommended approval.

17	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00023/FUL	J Russell 07-02-2014	Cllr Dawson	Mr C Jackson 01702 5511
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
The Co-operative Group		1-2 Carlton Parade	St Johns Hill	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				20/01/14
Installation of roller shutters across the whole shopfront.				

Sevenoaks Town Council recommended approval.

18	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00033/HOUSE	N Thompson 04-02-2014	Cllr Baker	N/A
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr A Wood			24 Lambarde Road	Northern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				16/01/14
Demolish and rebuild single story, flat-roofed triple garage block at bottom of garden.				

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 3-2-14

19	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00055/HOUSE	H Broughton 06-02-2014	Cllr Parry	Mr D Burr 742200
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr G Bullock			130 Kippington Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				20/01/14
Garden store with two roof lights attached to existing garage to front of property.				

Sevenoaks Town Council recommended approval.

20	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00056/HOUSE	H Tribe 07-02-2014	Cllr Piper	Mr M Garland 01892 7245
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs I Hutton			101 Solefields Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				20/01/14
Demolition of Conservatory and erection of single storey rear extension. Alterations and extension to existing parking/drive area.				

Sevenoaks Town Council recommended approval.

21	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00069/FUL	B Phillips 12-02-2014	Cllr Eyre	Offset Architects 452111
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Mitchell			74 Kippington Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				23/01/14
Demolition of existing detached property and construction of replacement dwelling. (Amendment to approved application SE/12/02642/FUL to include partial basement with rooflights).				

Sevenoaks Town Council recommended approval.

22	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00080/FUL	J Russell 11-02-2014	Cllr Busvine	Mr W Jones 01604 21147
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr J Button			92 London Road	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				23/01/14
Demolition of existing valet bay, proposed extension to form new valet and service bays, removal of existing brise soleil and new facade treatments including repositioning of main entrance. Repainting of existing cladding and curtain wall frame.				

Sevenoaks Town Council recommended approval.

//Informative: The Town Council requested assurance that any potential waste water runoff from onsite valeting will not lead to contamination of the Bradbourne Lakes//

Planning Applications Considered

Applications considered on 3-2-14

23	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00123/FUL	J Russell 14-02-14	Cllr Eyre	Offset Arch 452111
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr Gotts		Land South East of	4 Hawkes Place	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				29/01/14
Erection of a single storey two bedroom dwelling with associated parking and vehicular access.				

Sevenoaks Town Council recommended approval.

24	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00161/LBCALT	B Phillips 18-02-14	Cllr Mrs London	Robinson Escott 01689 8 66224
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mrs Dineen		Toni and Guy, The Old Market	103 High Street	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				29/01/14
Enclosure of an existing covered archway at ground floor level to allow extension of existing A1 use of the building. External alterations involving glazing to existing arches. Installation of a new heating/ventilation system louvre panel and ventilation grille to rear gable, 4 ventilation grilles to ground floor side elevation				

Sevenoaks Town Council recommended refusal on the following grounds:

- The proposal would be detrimental to the street scene
- The present arcade enhances the appearance of the Town Centre
- The proposal would be detrimental to the appearance of the 18th Century listed building.