

Minutes of the PLANNING COMMITTEE held in the Council Chamber, Town Council Offices, Bradbourne Vale Road, Sevenoaks on Monday 19th December 2016 at 7:00pm

Present:

Committee Members

Cllr Arnold – Vice Chairman	Apologies	Cllr Parry	Left 7:05pm
Cllr Busvine OBE	Present	Cllr Parson	Apologies
Cllr Canet	Present	Cllr Piper - Chairman	Present
Cllr Chakowa	Present	Cllr Raikes	Present
Cllr Clayton	Present	Cllr Schneider	Present
Cllr Eyre	Present	Cllr Towell	Apologies
Cllr Hogarth	Apologies	Cllr Waite	Apologies
Cllr Mrs Parry	Present	Cllr Walshe	Apologies

Also in attendance:

Assistant Town Clerk

PUBLIC QUESTION TIME

None

354 **REQUESTS FOR DISPENSATIONS**

None.

355 **DECLARATIONS OF INTEREST**

Cllrs Eyre and Mrs Parry declared a non-pecuniary interest in the following application:

[9] 16/03598/HOUSE – 45 Pontoise Close

356 **MINUTES**

(a) It was **RESOLVED that** the minutes of the Planning Committee meeting held on the 5th December 2016 be received and signed.

(b) The committee received and noted the minutes of the Sevenoaks Town Neighbourhood Planning Meeting held on the 21st November 2016.

357 **COMMUNICATIONS**

The Committee received and considered an email from Kent County Council concerning Sevenoaks Town Council's response to a planning application for Sevenoaks Quarry.

It was **RESOLVED that** the clarifications be noted and the Town Council confirms it supports the application.

358 **HIGHWAYS**

The Committee received and noted the following start of works notice:

i. Bosville Road / Lambarde Road

359 **APPEALS**

The Committee received and noted the following appeal had been submitted:

i. 16/01998/LDCPR – 7 Quarry Cottages

360 PLANNING APPLICATIONS

(a) The Committee received and noted comments forwarded to Sevenoaks District Council under Chairman's Action.

(b) The Committee considered the planning applications received from the Sevenoaks District Council during the two weeks ending 15th December 2016 and **it was RESOLVED that** the comments listed on the attached schedule be forwarded to Sevenoaks District Council.

361 PRESS RELEASES

None

There being no further business the meeting was closed at 7:18pm

CHAIRMAN

Planning Applications Considered

Applications considered on 19-12-16

1	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/16/02756/MMA	R Fellows 27-12-2016	Cllr Piper	J Haskins 452200
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Popely			4 Littlecourt Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				07/12/16
Minor material amendment to application SE/15/03814/FUL for the Conversion of existing building from two self contained flats into 1 family dwelling, including a two storey rear extension with room within roof space and a single storey side extension to show the installation of two rooflights.				

Sevenoaks Town Council recommended approval.

2	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/16/02993/HOUSE	S Mitchell 26-12-2016	Cllr Mrs Walshe	Adams + Collingwood 02 0270550000
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs May			3 Holly Bush Lane	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				07/12/16
To create a two storey rear extension at ground and first floor levels, and a redesign of the rear elevation to create a double gabled, well fenestrated, facade in keeping with the Kentish vernacular of the existing houses. To convert the existing garage into a ground floor bedroom and bathroom, this will make the house into a lifetime home for its current homeowners. To add a roof light facing the garden which will bring natural light to the centre of the house. To raise a small section of the south side boundary road for security reasons.				
SE/16/02993/HOUSE - Amended plan				
Amendment includes removal of high level window to north elevation and omission of external driveway to rear of property and existing hardstanding area increased.				

Sevenoaks Town Council recommended approval subject to the planning officer being satisfied that the retention of the roof lantern will not have a detrimental impact on the amenities of neighboring properties.

3	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/16/03477/HOUSE	R Fellows 22-12-2016	Cllr Eyre	Mr Lanham 01892 78518
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mrs P Van de Putte		The Haven	33A Oakhill Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				02/12/16
Erection of side and rear extensions and the erection of a double garage with basement.				

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 19-12-16

4	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/16/03567/HOUSE	N Armour 30-12-2016	Cllr Raikes	M Course 01322 445133
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr A Smith		Littlemore	33 Camden Road	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				12/12/16
Two storey side/rear extension and alterations to rear existing bathroom to include a new pitched roof and double doors.				

Sevenoaks Town Council recommended approval.

5	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/16/03609/MMA	P Dadswell 26-12-2016	Cllr Chakowa	Mr Dowle 02037734884
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mrs B Jones		Conyers	18 Woodside Road	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				07/12/16
Minor material amendment to SE/15/03872/FUL (Demolition of existing house and the erection of a replacement 5 bedroom house with integrated garage) to show the addition of a single storey basement.				

Sevenoaks Town Council recommended approval.

//Cllr Raikes abstained from voting//

6	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/16/03626/CONVAR	Mr M Holmes 22-12-2016	Cllr Schneider	Mr Chauhan 01582 46106
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr P Dixon		Land North Of	Bourchier Close	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				02/12/16
Variation of condition 7 (surface water drainage) of SE/15/03318/MMA - Erection of a new Care home with amendment to surface water drainage scheme.				

Sevenoaks Town Council recommended approval.

7	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/16/03634/FUL	M Besant 30-12-2016	Cllr Busvine	Mr Bennet 01903 200123
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr M Harding			2 Blighs Walk	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				14/12/16
Replacement shop front.				

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 19-12-16

8	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/16/03658/CONVAR	Mr M Holmes 30-12-2016	Cllr Eyre	Miss Harris 01227 26145
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr M Carpenter		Cross Keys Lodge	Ashgrove Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				12/12/16
<p>Variation of condition 4 of SE/16/01728/FUL- Demolition of existing dwelling. Erection of two detached dwellings with attached garages and associated parking and landscaping to remove the wording 'and second flank dormer windows' so the condition only relates to first floor flank windows.</p>				

Sevenoaks Town Council recommended refusal as the condition is required to safeguard the amenities of neighbouring properties.

9	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/16/03683/HOUSE	S Cottingham 30-12-2016	Cllr Busvine	M Mamalis 760076
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr J Riley			10 Crownfields	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				12/12/16
<p>Demolition of front conservatory and replacement with single storey kitchen extension. Two storey rear extension to form new utility and music store at lower ground level, with garden room/guest bedroom and ensuite shower room at upper ground floor level. Replacement of first floor cladding to front elevation. Re roof side extension over former utility.</p>				

Sevenoaks Town Council recommended approval.